

## **AGENDA**

### **BOARD OF MAYOR AND ALDERMEN**

**February 6, 2007**

**7:30 PM**

**Aldermanic Chambers  
City Hall (3<sup>rd</sup> Floor)**

1. Mayor Guinta calls the meeting to order.
2. The Clerk calls the roll.
3. Update on Pay & Display meters by Brandy Stanley, Parking Manager.
4. Discussion with Board of Assessors and representatives of Vision Appraisal, Inc. relative to a communication submitted by Paul Porter regarding commercial/industrial tax base.

### **CONSENT AGENDA**

5. Mayor Guinta advises if you desire to remove any of the following items from the Consent Agenda, please so indicate. If none of the items are to be removed, one motion only will be taken at the conclusion of the presentation.

### **Accept Minutes**

- A. Minutes of meetings of the Board of Mayor and Aldermen held on October 3, 2006 (two meetings) and October 16, 2006.  
*(Note: available for viewing at the Office of the City Clerk and forwarded under separate cover to Mayor and Aldermen.)*

### **Ratify and Confirm Poll Conducted**

- B. On January 26, 2007 approving the acceptance of a Lead Hazard Reduction Demonstration grant award in the amount of \$1.8 million and authorizing the Mayor to enter into such contract with the U. S. Department of HUD.  
*(Unanimous vote)*

**Approve under supervision of the Department of Highways**

- C. PSNH Pole Petition #11-1143 located on Sheffield Road;  
PSNH Pole Petition #11-1146 located on Bodwell Road;  
PSNH Pole Petition #11-1147 located on Gold Street; and  
PSNH Pole Petition #11-1148 located on Lindstrom Lane.

**Informational – to be Received and Filed**

- D. Minutes of the Mayor's Utility Coordinating Committee meeting held on January 17, 2007.
- E. Communication from the Contributory Retirement System seeking the Board's support of SB 37 relative to accidental death benefit payments in the City of Manchester Employees' Contributory Retirement System.
- F. Communication from Comcast submitting the fourth quarter 2006 franchise fee payment in the amount of \$321,673.22.

**REFERRALS TO COMMITTEES**

**COMMITTEE ON FINANCE**

- G. Bond Resolution:

“Authorizing Bonds, Notes or Lease Purchases in the amount of Five Million Three Hundred Thousand Dollars (\$5,300,000) for the 2007 CIP 713107, Granite Street Reconstruction – Phase 3 Project.”

- H. Resolutions:

“Amending the FY2007 Community Improvement Program, authorizing and appropriating funds in the amount of Seven Thousand Three Hundred Seventy Six Dollars (\$7,376) for the FY2007 CIP 210107 Homeless Health Care Program.”

“Amending the FY2007 Community Improvement Program, authorizing and appropriating funds in the amount of Two Thousand Six Hundred Eighty Dollars (\$2,680) for the FY2007 CIP 411007 NH Sobriety Checkpoint Program.”

“Amending the FY2007 Community Improvement Program, authorizing and appropriating funds in the amount of Twenty Three Thousand Nine Hundred Twenty Dollars (\$23,920) for the FY2007 CIP 411307 Project Safe Neighborhoods Program.”

“Amending the FY2007 Community Improvement Program, authorizing and appropriating funds in the amount of Twenty Four Thousand Dollars (\$24,000) for the FY2007 CIP 411507 Stop Violence Against Women (VAWA) Program.”

“Amending the FY2007 Community Improvement Program, authorizing and appropriating funds in the amount of One Million Eight Hundred Thousand Dollars (\$1,800,000) for the FY2007 CIP 610407 Housing Rehab/Lead Hazard Control Program.”

“Amending the FY2007 Community Improvement Program, authorizing and appropriating funds in the amount of Five Million Three Hundred Thousand Dollars (\$5,300,000) for the 2007 CIP 713107 Granite Street Reconstruction – Phase 3 Project.”

“Amending the FY2007 Community Improvement Program, transferring, authorizing and appropriating funds in the amount of Ten Thousand Five Hundred Dollars (\$10,500) for the FY2007 CIP 811407 Manchester VISTA Initiative Program.”

## **REPORTS OF COMMITTEES**

### **COMMITTEE ON ACCOUNTS, ENROLLMENT AND REVENUE ADMINISTRATION**

- I.** Advising that it has accepted the Board of Assessors abatement and overlay account updates and is forwarding same to the Board for informational purposes.

*(Unanimous vote with the exception of Alderman Thibault who was absent.)*

- J.** Advising that it has accepted the Internal Audit Report of the Finance Department-Treasury and is forwarding same to the Board for information purposes.

*(Unanimous vote with the exception of Alderman Thibault who was absent.)*

- K.** Advising that it has accepted the City's Monthly Financial Statements (unaudited) for the six months ended December 31, 2006 for FY2007 and is forwarding same to the Board for informational purposes.  
*(Note: available for viewing at the Office of the City Clerk and forwarded under separate cover to Mayor and Aldermen.)*  
*(Unanimous vote with the exception of Alderman Thibault who was absent.)*
- L.** Advising that it has accepted the following Finance Department reports:
- a) department legend;
  - b) open invoice report over 90 days by fund;
  - c) open invoice report all invoices for interdepartmental billing only;
  - d) open invoice report all invoices due from the School Department only;
  - e) listing of invoices submitted to City Solicitor for legal determination;
  - f) account receivable summary.
- and is forwarding same to the Board for informational purposes.  
*(Note: available for viewing at the Office of the City Clerk and forwarded under separate cover to Mayor and Aldermen.)*  
*(Unanimous vote with the exception of Alderman Thibault who was absent.)*
- M.** Advising that the 2<sup>nd</sup> quarter FY2007 write off list for the accounts receivable module be approved.  
*(Unanimous vote with the exception of Alderman Thibault who was absent.)*

## **COMMITTEE ON COMMUNITY IMPROVEMENT**

- N.** Recommending that amending resolutions and budget authorizations for projects be approved as follows:
- 210107 Homeless Health Care \$7,376
  - 411007 NH Sobriety Checkpoint \$2,680
  - 411307 Project Safe Neighborhoods \$23,920
  - 411507 Stop Violence Against Women \$24,000
  - 610407 Housing Rehab/Lead Hazard Control \$1,800,000
  - 811407 Manchester VISTA Initiative \$10,500
- (transfer from another project)
- and for such purpose resolutions and budget authorizations have been submitted.  
*(Unanimous vote)*



- O.** Recommending that the Board authorize expenditure of funds in the amount of \$5,300,000 for the 2007 CIP 713107, Granite Street Reconstruction – Phase 3 Project, and for such purpose resolutions and a budget authorization have been submitted.  
*(Aldermen Garrity, O'Neil, Osborne and Duval voted yea, Alderman Gatsas was recorded in opposition.)*
- P.** Recommending that the administering agency for Parking & Traffic Improvements #710905 be revised from Traffic Department to Parking Division/Highway and for such purpose a budget authorization has been submitted.  
*(Unanimous vote)*
- Q.** Recommending that a request of Public Works Director Thomas to change the official name of Jennas Way to Jenna Way be granted and approved.  
*(Unanimous vote)*
- R.** Recommending that a petition to discontinue Pamela Circle submitted by the Airport Director be referred to a Road Hearing to be held at the earliest date to be determined by the City Clerk.  
*(Unanimous vote)*
- S.** Recommending that the Board adopt a policy standard of utilizing granite markers as outlined herein for future replacement and initial markers honoring Veterans of our City.  
*(Unanimous vote)*
- T.** Advising that it has referred the request of Alderman Forest for funding for the rehabilitation of the playground and resurfacing of the basketball court at Blodgett Park to the budget cycle currently underway for the next fiscal year.  
*(Unanimous vote)*
- U.** Advising that it has authorized the Parks, Recreation and Cemetery Department to dispose of the former Singer Park sports lighting and a skating rink to eliminate current storage fees for equipment which no longer has a value.  
*(Unanimous vote)*
- V.** Recommending that requests for abatements be approved as recommended by EPD as follows:  
206 Ash Street - \$259.20; and  
56 Wellington Court - \$37.80.  
*(Unanimous vote)*

- W. Recommending that an abatement of \$850.00 be granted for property at 356 Belmont Street. The Committee notes that though this was not the recommendation of EPD, after discussion and review the Committee's opinion is that the abatement presently recommended is appropriate.  
*(Unanimous vote except for Alderman Gatsas who was opposed.)*

#### COMMITTEE ON JOINT SCHOOL BUILDINGS

- X. Advising that they have approved the extension of DMJM's contract as set forth in the January 22, 2007 communication (enclosed herein) from DMJM to Tim Clougherty, Chief Facilities Engineer; and further authorizes the Public Works Director to enter into the contract extension on behalf of the City of Manchester and authorizes the use of the project contingency funds to pay for the contract extension, subject to the review and approval of the City Solicitor.  
*(School Committee Members Beaudry and Gelinas and Alderman Roy voted yea; Alderman Long was opposed; School Committee Member Herbert and Alderman Thibault were absent.)*

- Y. Advising that they have authorized a request to expend up to \$321,000 from the School Facilities Improvement Project contingency fund and that such funds be placed into the Owner Controlled Insurance Program (OCIP) Reserve account for the Public School Facilities Improvement Project.  
*(School Committee Members Beaudry and Gelinas, Aldermen Roy and Long voted yea; School Committee Member Herbert and Alderman Thibault were absent.)*

#### COMMITTEE ON LANDS AND BUILDINGS

- Z. Advising that it has accepted the Board of Water Commissioner's conceptual approval for the placement of a conservation easement on a 460-acre parcel of land in the Town of Auburn identified as Battery Point and surrounding the Educational Center operated by the Audubon Society of NH and filed the requested pending final documents to be presented to the Committee.  
*(Unanimous vote)*

**LADIES AND GENTLEMEN, HAVING READ THE CONSENT AGENDA, A MOTION WOULD BE IN ORDER THAT THE CONSENT AGENDA BE APPROVED.**

6. Nominations to be presented by Mayor Guinta, if available.
7. Confirmation of the nomination of Paul Servideo to succeed Marty Gavin as a member of the Conservation Commission, term to expire August 1, 2008.  
**A motion is in order to confirm the nomination as presented.**
8. Confirmation of the nomination of William A. Varkas to succeed himself as a member of the Highway Commission, term to expire January 15, 2010.  
**A motion is in order to confirm the nomination as presented.**
9. Mayor Guinta advises that a motion is in order to recess the regular meeting to allow the Committee on Finance to meet.
10. Mayor Guinta calls the meeting back to order.

#### **OTHER BUSINESS**

11. Report(s) of the Committee on Finance, if available.  
**Ladies and Gentlemen, what is your pleasure?**
12. Report of the Committee on Human Resources/Insurance relative to a request of the Police Department for the establishment of a full-time temporary Administrative Assistant I position to provide support services for the domestic violence project, if available.  
**Ladies and Gentlemen, what is your pleasure?**
13. Report(s) of the Committee on Lands and Buildings, if available.  
**Ladies and Gentlemen, what is your pleasure?**
14. State Legislative update by Mayor Guinta, if available.

15. Communication from Alderman Osborne requesting funding approximated at \$4,250 for flashing signals at the intersection of Massabesic and Cypress Streets from either Contingency or refer the matter to the FY2008 budget.

**Ladies and Gentlemen, what is your pleasure?**

16. Communication from Martin Boldin, Chair of the City's Alcohol, Tobacco, and Other Drug Task Force, requesting the reinstitution of the Special Aldermanic Committee on Alcohol and Other Drug Abuse.

**Ladies and Gentlemen, what is your pleasure?**

17. Communication from Kevin Dillon, Airport Director, requesting approval of an additional 60-day unpaid leave of absence for Operations/Maintenance Specialist Richard Votour to allow adequate time to obtain additional medical treatment and/or a further medical prognosis.

**Ladies and Gentlemen, what is your pleasure?**

18. Communication from Kevin Dillon, Airport Director, requesting authorization to negotiate and execute the purchase of parcel Map 851, Lot 1-B which is necessary to comply with federal regulations in conjunction with a construction project to extend the safety areas of Runway 6-24

**If the Board so desires, a motion is in order to authorize the Airport Director to negotiate and execute the purchase as outlined, subject to the review and approval of the City Solicitor.**

19. Communication from Frederick McNeill, Chief Sanitary Engineer, submitting a proposed four-step sewer rate adjustment program.

**Ladies and Gentlemen, what is your pleasure?**

20. Communication from Randy Sherman, Interim Finance Officer, advising of the recent sale of \$34.845 million of General Obligation Public Improvement Bonds.

**Ladies and Gentlemen, what is your pleasure?**

**21. Resolutions: (A motion is in order to read by titles only.)**

“Amending the FY2007 Community Improvement Program, authorizing and appropriating funds in the amount of Seven Thousand Three Hundred Seventy Six Dollars (\$7,376) for the FY2007 CIP 210107 Homeless Health Care Program.”

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**If the Board so desires, a motion is in order that the Resolutions pass and be enrolled.**

## **TABLED ITEMS**

**A motion is in order to remove any of the following items from the table for discussion.**

22. Report of the Committee on Bills on Second Reading recommending that Ordinance:

“Amending the Zoning Ordinance of the City of Manchester by extending the B-2 (General Business) zoning district to include property currently zoned IND (Industrial) located on the south side of Gold Street east of the former Lawrence Branch of the B&M Railroad and including the following three lots Tax Map 875-14, 875-15, 875-16.”

ought to pass.

*(Aldermen Duval, Lopez, Garrity and Pinard recorded in favor; Alderman Gatsas opposed.)  
(Tabled 09/05/2006)*

23. Report of the Committee on Bills on Second Reading recommending that Ordinance:

“Amending the Zoning Ordinance of the City of Manchester by extending the R-3 (Urban Multi-family) zoning district to include property currently zoned R-1B (Single-family) located on a portion of Tax Map 691 Lot 143-1 that will be on the north side of a proposed Gold Street Bypass and adjacent to Bradley Street and the New St. Augustin’s Cemetery.”

ought to pass.

*(Aldermen Duval, Lopez, Garrity and Pinard recorded in favor; Alderman Gatsas opposed.)  
(Tabled 09/05/2006)*

24. Communication from Randy Sherman, Interim Finance Officer, requesting that approximately \$50,000.00 be set aside in Contingency due to the severance payout to the former Finance Officer.

*(Tabled 11/28/06 pending filling of permanent Finance Officer position and review of other fund sources by Mayor.)*

25. Draft Emergency Management Plan for the City of Manchester.

*(Tabled 01/02/2007 until February 6, 2007 – Plan previously distributed to members of the Board and recent communications from the Health Department and SNHPC enclosed.)*

**26. NEW BUSINESS**

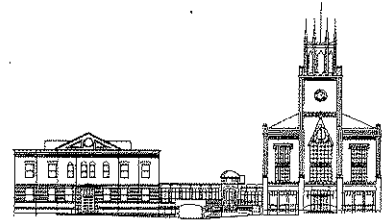
- a) Communications
- b) Aldermen

**27.** If there is no further business, a motion is in order to adjourn.



## CITY OF MANCHESTER Board of Assessors

One City Hall Plaza, West Wing  
Manchester, New Hampshire 03101  
Tel: (603) 624-6520 – Fax: (603) 628-6288  
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David M. Cornell, Chairman  
Thomas C. Nichols  
Stephan W. Hamilton

Christine Hanagan  
Assistant to Assessors

To: Board of Mayor and Aldermen  
From: Board of Assessors  
Date: January 30, 2007  
Re: Response to Commercial Value Change Report

Dear Honorable Mayor Guinta and Aldermen:

This letter is in responds to several questions that have been made regarding the way commercial properties were assessed in the 2006 revaluation. For your convenience, we are providing you with an executive summary, followed by our full report.

### Executive Summary

- The State of New Hampshire requires that all properties be revalued at least every five years. Prior to this revaluation, the most recent revaluation occurred in tax year 2001.
- The 2006 revaluation was completed on time and on budget.
- In 2006, approximately two-thirds of all commercial properties (2,286) saw at least some increase in their taxes, and about one-third (1,163) saw at least some decrease<sup>1</sup>.
- In total, commercial properties paid slightly more in taxes in 2006 than in 2005<sup>2</sup>.
- The total assessed commercial tax base increased by 68%, single-family properties, by comparison, increase slightly over 80%.
- In April of 2004 the Assessors projected that commercial property would make up 36% of the tax base after the revaluation, and in the end, it represents slightly more than 37<sup>3</sup>%.
- Fairness and equity in a revaluation means that all property be assessed at their current market value.

<sup>1</sup> The Board of Assessors has compiled a spreadsheet of taxes paid on all 3,447 commercial properties for tax years 2005 and 2006. However, due to the voluminous length of the report (over 100 pages) we are providing a summary of our findings. The complete spreadsheet is available upon request.

<sup>2</sup> The total taxes paid by commercial properties in 2005 were \$59,669,987.49. In 2006 the total taxes paid were \$59,762,697.43, an increase of \$92,709.94.

<sup>3</sup> See attached Memo dated April 2, 2004 titled "Residential and Commercial Values".



- The Board of Assessors has been very proactive in communicating with the BMA, and to taxpayers in general, that some property taxpayers would see an increase in their tax burden, and that some would see a decrease, simply due to the revaluation.
- In this past year, approximately 3.5% of the tax increase is tied to the increased in local spending. Any increase in an individual tax bill above this level is a direct result of the revaluation. For example, the average single-family experienced a 7% increase in their tax bill. Of this amount, approximately 3.5% is attributable to the budget, and the other 3.5% is attributable to the revaluation.

### Complete Report

#### History

The constitution and statutes of the State of New Hampshire require that property subject to a tax based on value be revalued at least every five years. Prior to this reassessment, the most recent revaluation occurred in tax year 2001.

A *mass appraisal* has been completed on all taxable property within Manchester in order to meet our legally required revaluation. A mass appraisal is the process of valuing all property by using standard methodology and conducting various surveys. In this process, the appraiser(s) collect data characteristics or elements on every individual property; assign values to these elements in the form of value tables, correlating the value of these individual elements into a market value estimate for each property.

Such a mass appraisal has been completed by Vision Appraisal Technologies on behalf of the Board of Assessors. At the beginning of the process, the City sent out an RFP to all reasonably qualified firms in the area to complete this revaluation. There were only two companies that presented a bid for the revaluation, neither located in Manchester or even New Hampshire. Vision presented in its bid package sufficient information to determine that it was the most competent and experienced to complete the revaluation. Vision has completed the revaluation to the letter and spirit of the contract for reassessment.

#### Oversight

Each and every step of the process has been overseen by the New Hampshire Department of Revenue Administration ("DRA"). The DRA provided the services of one of its most experienced appraisers, a District Supervisor. The DRA determined that there were no significant conditions that required correction by Vision at any stage of the revaluation. The DRA has issued a report that detailed the process and procedures that were utilized both in the conduct of the revaluation and their steps taken in monitoring its completion.

Additional oversight has been provided by the New Hampshire Board of Tax and Land Appeals ("BTLA"). As the revaluation, originally scheduled to be completed in tax year 2004, was delayed until tax year 2006, the DRA filed a Petition for Reassessment with the BTLA on June 14, 2005. On July 18, 2005, the BTLA issued an order to hold the petition in abeyance pending the completion and implementation of the revaluation for tax year 2006. The Order also directed the Assessors to file quarterly reports to the BTLA. Such reports have been filed every 3 months

beginning October 1, 2005. By an Order dated November 13, 2006, the BTLA dismissed the petition and closed their docket.

#### Projections

The Assessors have made reasonable projections during the completion of the revaluation. These include a projection on the range of the total taxable value for tax year 2006 of between \$9.3 and \$10 billion made in March of 2006. Ultimately the final number was slightly less than \$9.6 billion and near the center of the range. In April of 2004 the Assessors projected that commercial property would make up 36% of the tax base after the revaluation, and in the end, it represents slightly more than 37%.

It is known to the Assessors, and has been widely communicated to the Board of Mayor and Aldermen, and to taxpayers in general, that some property taxpayers would see an increase in their tax burden, and that some would see a decrease. That is in fact what has happened. This is true for any revaluation, especially when some properties or classes of property change in value at different rates.

#### Changes in Market Value

An analysis that shows what the total taxes due for individual properties is not part of the analysis to determine market value for the purposes of taxation. Taxes are a result of the market value estimate for each property being multiplied by a tax rate established by the New Hampshire Department of Revenue Administration, utilizing the total taxable value of the City as reported by the Assessors, as well as budget information provided by other City officials. The harsh reality of a property tax system is that all taxpayers pay taxes that are calculated based on the market value of their property. This is not a tax that is indexed to affordability. Fairness and equity in property taxation means that every taxpayer's share of the common burden is calculated by the market value of their property.

An analysis has been completed that shows a handful of commercial properties whose tax burden from tax year 2005 to 2006 has declined. The author of the analysis has extrapolated that limited (only presented properties that declined) analysis to state that the City has lost millions of dollars in taxes from that class of property through the revaluation. An analysis that includes all of the commercial property clearly shows that the amount of total tax revenue collected from this class of property did not decline, but rather increased slightly, from \$59,669,987 to \$59,762,697. There are 3,499 commercial properties in the City. Of these properties, about two-thirds (2,286) saw at least some increase in their tax bills between 2005 and 2006, and about one-third (1,163) saw at least some decrease.

Some classes of property had a more modest increase in value, while some actually decreased. Industrial and manufacturing property had only modest increases in value, a fact likely caused by the general decline in manufacturing in our economy. Hotel properties saw significant declines in value after September 11, 2001, and many are only now returning to normal operational levels. Additionally, the number of available rooms in the Manchester hotel market nearly doubled at a time of significantly reduced demand. There are only a handful of properties that actually saw their market value decline between 2001 and 2006. It would be unreasonable to

assume that these classes of property would increase at the stellar rates that residential and some other commercial property did.

The total value of commercial property includes some diverse property types, and includes manufacturing, industrial, warehouse, office, medical office, automotive related, small retail, retail strip malls, large retail centers, a super-regional mall, small apartment buildings, rooming houses, large apartment complexes, and some mixed-use (residential/commercial) property. There are also widely divergent locations of these properties, some being more suited for retail activity, others being more appropriate for office or industrial uses. There are also several areas of the city that have a mixture of all of the commercial uses.

Some have either stated or implied that the quality of the revaluation that has been completed by Vision under the direction of the Board of Assessors is in some way tied to the amount of or number of reductions in commercial property tax liability. This is simply not the case. In any revaluation, particularly when there are very large movements in market values, there are properties whose total tax liability changes.

The average single-family property in the City saw an increase in value of approximately 80%. This increase, at approximately 16% per year is significantly higher than all but a handful of commercial properties. The market value of property is in no way controlled by the Assessors: we do not create market value, we simply interpret the actions of buyers and sellers to establish value estimates. There have been perhaps historical increases in the market value of residential property in the past five years.

Movements in total tax liability are largely a reflection of changes in value: either individual property value changes; or, in changes in entire classes of property. In the five years since the completion of the most recent revaluation, the total taxable value of the City has increased from approximately \$5.3 billion to approximately \$9.6 billion, an increase of approximately 80%. That is not to say that the value of all property increased at the same rate. Another factor that does affect the total increase (or decrease) in tax liability is the annual budget. In this past year, approximately 3.5% of the tax increase is tied to increased local spending. Any increase in an individual tax bill above that level was a direct result of the revaluation.

#### Revaluation Outcome

The Assessors have been diligent in the oversight of this revaluation. The contractor has performed very well, and the result is a credible estimate of the value of taxable property in the City. There is no perfect revaluation, and we anticipate that there will be property that has been over and under-valued in this process. These are expected to be the exception, and not the majority of any class of property. When errors are found, as some have been, the Assessors correct these. In this way, property assessment is part of a continuous process, rather than isolated events of revaluation. If anyone has information about the under-assessment of any property, the Assessors would like to know.

From the beginning of this process of revaluation, the Assessors have sought to keep you informed with timely and very accurate projections and estimations. We accurately projected nearly three years ago what balance between residential and commercial values would ultimately

result. We accurately projected the total net taxable value of the City about four months prior to Vision providing us the preliminary values. We provided you with timely and accurate reports on residential values for your consideration in the adjustment of exemption amounts. All of these projections and estimates were extremely accurate, and if the results of the revaluation had deviated significantly from the estimates and projections, we would have certainly let you know as soon as we learned. If there had been significant problems with the revaluation you would have been the first to know.

The Board of Assessors is very proud of the results of the 2006 revaluation. There is a huge amount of responsibility that the Assessors have: both statutory and fiduciary. If these had not been discharged diligently, there would have been significant consequences. The DRA had already filed a petition for reassessment with the BTLA. Any indication that the Assessors were not meeting their statutory and constitutional duty to value property at market value would likely have been met with immediate action to enforce the petition. The BTLA, after opening a case on Manchester's revaluation, had continuing jurisdiction over the process. If we had indicated at any point that we were not prepared to carry out those duties, the BTLA would have likely certified the revaluation to the DRA for completion under their statutory duties. The City had no option but to complete this revaluation in the best manner possible.


#### Conclusion

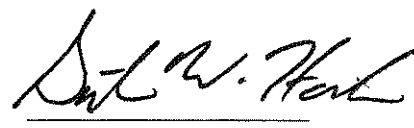
The Assessors have carried out their responsibilities in a very diligent and complete manner. The revaluation was completed on time and on budget. There has been significant oversight of the process by the DRA. All indications are that this was a very good revaluation, and any assertion to the contrary is just plain wrong. While no mass appraisal is perfect, the number of errors appears to be relatively low. An analysis that shows a decline of some taxpayers burden is not proof of a failure of the process: it simply highlights the variability of market forces and conditions that existed in 2001 versus those that exist today.

Enclosed in this report is several source documents that have been referenced. These are included for ease of understanding, and further documentation is available upon request. There has been an extraordinary amount of work that has gone into the completion of the revaluation by Vision, the assessing department, and the DRA. The Assessors, representatives of Vision, and the DRA Monitor are prepared to answer any questions that you might have about the process and results of the revaluation.

Sincerely,

  
David M. Cornell

  
Thomas C. Nichols

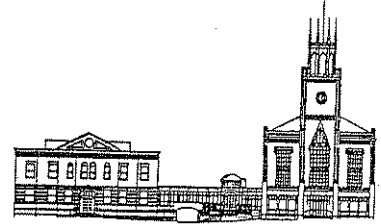
  
Stephan W. Hamilton

Enclosure:



## CITY OF MANCHESTER Board of Assessors

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Web: [www.ManchesterNH.Gov](http://www.ManchesterNH.Gov)



Steven G. Tellier, Chairman  
Thomas C. Nichols  
Stephan W. Hamilton

Lee Ann Provencher  
Assistant to Assessors

To: Board of Mayor and Alderman  
From: Board of Assessors *D.W.H.*  
Date: April 2, 2004  
Re: Residential and Commercial Values

The Assessors have conducted an analysis to understand whether there is a shift in the balance of residential and commercial values in the City. The following is a statement of the results of the analysis.

	2001	2002	2003
Total Equalized Residential Value	\$ 3,569,925,886	\$ 4,194,779,392	\$ 4,921,551,081
Total Equalized Commercial Value	\$ 2,032,872,905	\$ 2,390,265,853	\$ 2,730,528,563
Total Equalized Value	\$ 5,602,798,791	\$ 6,585,045,245	\$ 7,652,079,644
Percentage Value Commercial	36%	36%	36%
Percentage Value Residential	64%	64%	64%

The equalized value is the assessed value for individual categories of property, divided by the median ratio for each category. The result is an estimate of market value for each category (i.e.: improved residential, vacant commercial, residential condominium, etc...). These estimates are totaled to reveal a total market value for residential and commercial properties.

The percentage value for residential and commercial properties represents the percentage of total value.

The percentage of assessed value for commercial properties in 2001 was 39%, and the percentage of assessed value for residential properties was 61%. With only minor variations, that relationship has remained the same.

The analysis shows that there has been no significant shift in the balance of commercial and residential values in the City since 2001.

On the following page is a more detailed summary of the analysis completed.

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# Residential and Commercial Equalized Values

	2001			2002			2003		
	Assessed	Ratio	Equalized	Assessed	Ratio	Equalized	Assessed	Ratio	Equalized
Residential									
Residential Improved	\$ 2,860,204,443	0.882	\$ 3,242,862,180	\$ 2,879,520,225	0.763	\$ 3,773,945,249	\$ 2,915,168,025	0.66	\$ 4,416,921,250
Residential Vacant	\$ 25,698,400	0.58	\$ 44,307,586	\$ 22,663,900	0.349	\$ 64,939,542	\$ 28,225,500	0.503	\$ 56,114,314
Manufactured Housing	\$ 1,708,000	0.882	\$ 1,936,508	\$ 1,695,500	0.878	\$ 1,931,093	\$ 1,695,500	0.87	\$ 1,948,851
Residential Condo	\$ 260,600,600	0.928	\$ 280,819,612	\$ 276,445,500	0.781	\$ 353,963,508	\$ 282,676,700	0.633	\$ 446,566,667
	Total 2001 Equalized Residential Value		\$ 3,569,925,886	Total 2002 Equalized Residential Value		\$ 4,194,779,392	Total 2003 Equalized Residential Value		\$ 4,921,551,081
Commercial									
Apartments	\$ 450,442,305	0.967	\$ 465,814,173	\$ 445,052,640	0.665	\$ 669,252,090	\$ 460,216,660	0.539	\$ 853,834,249
Commercial Improved	\$ 1,197,551,310	0.98	\$ 1,221,991,133	\$ 1,172,003,223	0.839	\$ 1,396,904,914	\$ 1,179,129,203	0.782	\$ 1,507,837,855
Commercial Vacant	\$ 30,052,000	1.002	\$ 29,992,016	\$ 32,803,300	0.97	\$ 33,817,835	\$ 27,720,100	0.94	\$ 29,489,468
Industrial Improved	\$ 306,207,000	0.98	\$ 312,456,122	\$ 300,867,900	1.046	\$ 287,636,616	\$ 302,677,200	0.9	\$ 336,308,000
Industrial Vacant	\$ 2,624,700	1.002	\$ 2,619,461	\$ 2,776,500	1.046	\$ 2,654,398	\$ 3,334,300	1.09	\$ 3,058,991
	Total 2001 Equalized Commercial Value		\$ 2,032,872,905	Total 2002 Equalized Commercial Value		\$ 2,390,265,853	Total 2003 Equalized Commercial Value		\$ 2,730,528,563
	Total Equalized Value		\$ 5,602,798,791	Total Equalized Value		\$ 6,585,045,245	Total Equalized Value		\$ 7,652,079,644
	Percentage Commercial		36%	Percentage Commercial		36%	Percentage Commercial		36%
	Percentage Residential		64%	Percentage Residential		64%	Percentage Residential		64%

Assessed values for each category divided by the appropriate ratio to reveal a total market value estimate for that class of property.

Ratio used for each category or property type is the median. Source for ratios is the annual Department of Revenue Administration Equalization Survey.

Shaded entries for 2001 indicate insufficient data in that category to develop a ratio. In these cases, the most similar available ratio is used.

Shaded entries for 2003 indicate insufficient data in that category to develop a ratio. In these cases, projections trending previous ratios, and analysis of other ratio indications has been made.

Board Of Mayor of Aldermen  
One City Hall Plaza  
Manchester, NH 03101

Honorable Board of mayor and Aldermen,

Since the late 1990's to the present the City of Manchester has bonded tens of millions of taxpayers dollars to enhance the commercial/industrial tax base and to shore up the downtown area encompassing the Central Business District(CBD). This last revaluation has increased the revenue from the CBD \$66,240.69 based on the assessed values of 2005 and 2006. The taxpayers have heard on dozens of occasions that the tremendous appreciation of the downtown properties would yield a terrific return for the City's investment. Well, where is it?

The report accompanying this letter will demonstrate the disastrous effect this past revaluation had on the commercial/industrial property. Hopefully we won't hear "it is what it is" or they that these properties were as grossly overassessed as the reductions would indicate. This is simply not the case. The revaluation missed the mark. Slight decreases would perhaps be in order but not decreases of the magnitude that exist. This list is only a sampling of the commercial/industrial property reductions and it would be appropriate to make public a report of all properties that received tax reductions

The sad part of all of this is that the assumption that the City of Manchester non-residential property tax base growth that we have all heard about is unprecedented in the history of the city is apparently not the case This reval set us back many years in that area and hundreds of millions of new assessment will be needed just to bring us back to the 2005 level.

Whether or not the Mayor's budget or the one that was approved has the greatest tax impact is one issue, but it is clear that the real culprit in all of this is the severe reduction in our non-residential tax base that must be made up by the residential taxpayers.

Hopefully the enclosed report will at least spur discussion as to what happened to have this occur.

Respectfully submitted



Paul Porter  
237 Woodcrest Ct  
Manchester, NH 03109

So Willow Bay 9/6

ADDRESS	'05 TAXES	'06 TAXES	\$ REDUCTION	% REDUCTION	COMMENT
1255 S Willow	\$28,479.11	\$28,316.43	\$162.68	0.57%	
367 S Willow	\$8,527.85	\$8,349.18	\$178.67	2.10%	
469 S Willow	\$12,952.01	\$12,416.77	\$535.24	4.13%	
1111 S Willow	\$142,582.74	\$134,739.34	\$7,843.40	5.50%	
300 S Willow	\$7,499.83	\$7,051.73	\$448.10	5.97%	
1500 S Willow	\$2,801,970.84	\$2,611,749.93	\$190,220.91	6.79%	
1525 S Willow	\$296,483.95	\$273,770.38	\$22,713.57	7.66%	
1500 S Willow	\$348,828.00	\$319,797.84	\$29,030.16	8.32%	
376 S Willow	\$5,737.23	\$5,255.52	\$481.71	8.40%	
105 S WILLOW	\$5,836.49	\$5,343.14	\$493.35	8.45%	
830 S Willow	\$21,851.38	\$19,957.14	\$1,894.24	8.67%	
386 S Willow	\$6,579.52	\$6,008.71	\$570.81	8.68%	
466 S Willow	\$9,063.86	\$8,276.72	\$787.14	8.68%	
136 S Willow	\$8,723.54	\$7,921.19	\$802.35	9.20%	
247 S Willow	\$11,420.57	\$10,344.22	\$1,076.35	9.42%	
1932 S Willow	\$29,568.14	\$26,719.05	\$2,849.09	9.64%	
890 S Willow	\$9,923.16	\$8,927.13	\$996.03	10.04%	
1265 S Willow	\$19,591.09	\$17,306.64	\$2,284.45	11.66%	
297 S Willow	\$12,515.27	\$11,048.55	\$1,466.72	11.72%	
2004 S Willow	\$20,246.20	\$17,864.37	\$2,381.83	11.76%	
2075 S Willow	\$59,771.54	\$52,605.70	\$7,165.84	11.99%	
921 S Willow	\$55,557.24	\$48,880.17	\$6,677.07	12.02%	
8050 S Willow	\$10,722.92	\$9,407.36	\$1,315.56	12.27%	
908 S Willow	\$25,333.99	\$22,135.85	\$3,198.14	12.62%	
1500 S Willow	\$382,860.00	\$334,405.10	\$48,454.90	12.66%	
8051 S Willow	\$15,583.82	\$13,431.14	\$2,152.68	13.81%	
933 S Willow	\$302,859.28	\$259,481.58	\$43,377.70	14.32%	
385 S Willow	\$6,891.71	\$5,816.62	\$1,075.09	15.60%	
555 S Willow	\$38,220.77	\$32,230.68	\$5,990.09	15.67%	
1500 S Willow	\$238,224.00	\$198,580.62	\$39,643.38	16.64%	
1477 S Willow	\$61,388.06	\$51,008.32	\$10,379.74	16.91%	
1895 S Willow	\$39,479.96	\$32,043.65	\$7,436.31	18.84%	
926 S Willow	\$36,958.75	\$29,701.50	\$7,257.25	19.64%	
296 S Willow	\$8,757.57	\$7,024.77	\$1,732.80	19.79%	
1707 S Willow	\$34,769.36	\$27,736.79	\$7,032.57	20.23%	

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250 S Willow	\$21,440.16	\$17,023.56	\$4,416.60	20.60%
675 S Willow	\$29,593.66	\$23,369.27	\$6,224.39	21.03%
1875 S Willow	\$144,877.06	\$113,198.30	\$31,678.76	21.87%
688 S Willow	\$36,025.71	\$28,035.03	\$7,990.68	22.18%
782 S Willow	\$32,534.59	\$24,840.27	\$7,694.32	23.65%
655 S Willow	\$229,735.85	\$172,914.70	\$56,821.15	24.73%
1050 S Willow	\$29,295.88	\$21,849.40	\$7,446.48	25.42%
1250 S Willow	\$289,320.21	\$213,256.97	\$76,063.24	26.29%
2028 S Willow	\$80,338.21	\$59,087.90	\$21,250.31	26.45%
8024 S Willow	\$17,302.44	\$12,713.33	\$4,589.11	26.52%
196 S Willow	\$32,795.50	\$24,021.36	\$8,774.14	26.75%
719 S Willow	\$23,405.51	\$17,005.02	\$6,400.49	27.35%
1949 S Willow	\$50,185.86	\$36,146.62	\$14,039.24	27.97%
1500 S Willow	\$212,700.00	\$152,494.19	\$60,205.81	28.31%
445 S Willow	\$14,301.95	\$10,251.54	\$4,050.41	28.32%
1609 S Willow	\$38,589.45	\$27,628.95	\$10,960.50	28.40%
1888 S Willow	\$59,368.82	\$42,499.07	\$16,869.75	28.42%
515 S Willow	\$91,461.00	\$65,388.11	\$26,072.89	28.51%
1753 S Willow	\$23,847.92	\$16,844.94	\$7,002.98	29.37%
155 S Willow	\$23,604.03	\$16,652.86	\$6,951.17	29.45%
1685 S Willow	\$49,405.96	\$34,743.02	\$14,662.94	29.68%
8001 S Willow	\$31,598.71	\$22,112.26	\$9,486.45	30.02%
1475 S Willow	\$111,012.38	\$77,193.22	\$33,819.16	30.46%
1071 S Willow	\$38,203.76	\$26,319.70	\$11,884.06	31.11%
4080 S Willow	\$22,617.10	\$15,576.14	\$7,040.96	31.13%
1279 S Willow	\$114,835.31	\$76,780.40	\$38,054.91	33.14%
1229 S Willow	\$24,290.34	\$16,076.59	\$8,213.75	33.81%
1571 S Willow	\$36,419.91	\$23,740.91	\$12,679.00	34.81%
1022 S Willow	\$37,114.73	\$24,095.50	\$13,019.23	35.08%
1741 S Willow	\$112,367.99	\$72,741.45	\$39,626.54	35.26%
1047 S Willow	\$24,060.62	\$15,549.18	\$8,511.44	35.37%
742 S Willow	\$19,948.42	\$12,866.55	\$7,081.87	35.50%
716 S Willow	\$37,764.18	\$23,905.10	\$13,859.08	36.70%
1816 S Willow	\$16,111.32	\$10,064.51	\$6,046.81	37.53%
7096 S Willow	\$17,997.26	\$11,203.57	\$6,793.69	37.75%
1888 S Willow	\$40,064.17	\$24,904.30	\$15,159.87	37.84%

9050 S Willow  
1100 S Willow  
1000 S Willow  
1400 S Willow  
622 S Willow  
1500 S Willow  
TOTAL

\$61,053.41  
\$127,642.69  
\$55,948.61  
\$78,863.49  
\$36,073.92  
\$79,510.10  
\$7,779,387.94

\$36,726.26  
\$76,384.42  
\$33,093.40  
\$46,394.79  
\$20,712.02  
\$43,360.11  
\$6,505,418.62

\$24,327.15  
\$51,258.27  
\$22,855.21  
\$32,468.70  
\$15,361.90  
\$36,149.99  
\$1,273,969.32

39.85%  
40.16%  
40.85%  
41.17%  
42.58%  
45.47%  
16.38%

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*By Over*

ADDRESS	LOCATION	'05 TAXES	'06 TAXES	\$ REDUCTION	% REDUCTION
50	GAY ST	\$8,638.46	\$7,068.58	\$1,569.88	18.17%
100	GAY ST	\$109,787.23	\$66,299.70	\$43,487.53	39.61%
105	GAY ST	\$9,523.29	\$8,295.26	\$1,228.03	12.90%
157	GAY ST	\$5,082.11	\$5,001.08	\$81.03	1.59%
177	GAY ST	\$11,979.26	\$10,034.18	\$1,945.08	16.24%
200	GAY ST	\$36,014.36	\$32,908.05	\$3,106.31	8.63%
249	GAY ST	\$24,851.87	\$20,841.77	\$4,010.10	16.14%
300	GAY ST	\$74,430.82	\$53,043.80	\$21,387.02	28.73%
350	GAY ST	\$42,971.07	\$34,854.23	\$8,116.84	18.89%
400	GAY ST	\$124,582.64	\$91,227.59	\$33,355.05	26.77%
1	PERIMETER RD	\$51,748.49	\$46,120.14	\$5,628.35	10.88%
3	PERIMETER RD	\$53,583.38	\$45,104.08	\$8,479.30	15.82%
5	PERIMETER RD	\$51,269.21	\$36,369.04	\$14,900.17	29.06%
7	PERIMETER RD	\$136,905.06	\$105,887.09	\$31,017.97	22.66%
48	PERIMETER RD	\$41,453.81	\$26,163.00	\$15,290.81	36.89%
200	PERIMETER RD	\$71,129.72	\$47,473.19	\$23,656.53	33.26%
210	PERIMETER RD	\$2,833.16	\$2,242.74	\$590.42	20.84%
210	PERIMETER RD	\$2,663.00	\$2,111.31	\$551.69	20.72%
220	PERIMETER RD	\$6,046.35	\$4,581.52	\$1,464.83	24.23%
225	PERIMETER RD	\$52,409.28	\$34,791.88	\$17,617.40	33.62%
801	PERIMETER RD	\$9,608.37	\$9,388.82	\$219.55	2.28%
850	PERIMETER RD	\$56,144.29	\$41,651.52	\$14,492.77	25.81%
975	PERIMETER RD	\$193,511.62	\$105,216.46	\$88,295.16	45.63%
1000	PERIMETER RD	\$188,534.44	\$177,750.65	\$10,783.79	5.72%
1050	PERIMETER RD	\$170,435.09	\$165,871.40	\$4,563.69	2.68%
47	E IND PK DR	\$89,067.42	\$74,822.43	\$14,244.99	15.99%
101	E IND PK DR	\$58,424.67	\$34,577.89	\$23,846.78	40.82%
225	E IND PK DR	\$17,489.61	\$12,709.96	\$4,779.65	27.33%
295	E IND PK DR	\$28,433.74	\$22,964.87	\$5,468.87	19.23%
300	E IND PK DR	\$47,304.48	\$38,222.54	\$9,081.94	19.20%
344	E IND PK DR	\$77,615.65	\$53,706.01	\$23,909.64	30.81%
349	E IND PK DR	\$25,316.97	\$18,213.17	\$7,103.80	28.06%
370	E IND PK DR	\$27,353.22	\$19,315.16	\$8,038.06	29.39%
399	E IND PK DR	\$24,106.00	\$23,421.50	\$684.50	2.84%
444	E IND PK DR	\$71,557.95	\$49,126.18	\$22,431.77	31.35%

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459 E IND PK DR	\$30,036.08	\$19,483.66	\$10,552.42	35.13%
490 E IND PK DR	\$8,127.98	\$6,554.65	\$1,573.33	19.36%
520 E IND PK DR	\$54,547.62	\$31,411.77	\$23,135.85	42.41%
669 E IND PK DR	\$6,616.39	\$5,675.08	\$941.31	14.23%
669 E IND PK DR	\$10,260.65	\$7,210.12	\$3,050.53	29.73%
669 E IND PK DR	\$6,704.30	\$5,530.17	\$1,174.13	17.51%
669 E IND PK DR	\$6,704.30	\$5,616.11	\$1,088.19	16.23%
700 E IND PK DR	\$41,122.00	\$39,368.34	\$1,753.66	4.26%
701 E IND PK DR	\$42,591.05	\$31,669.58	\$10,921.47	25.64%
735 E IND PK DR	\$54,244.17	\$40,286.67	\$13,957.50	25.73%
750 E IND PK DR	\$24,712.90	\$24,117.41	\$595.49	2.41%
751 E IND PK DR	\$41,669.35	\$41,122.43	\$546.92	1.31%
777 E IND PK DR	\$11,860.15	\$10,179.09	\$1,681.06	14.17%
850 E IND PK DR	\$36,380.21	\$33,671.36	\$2,708.85	7.45%
1000 E IND PK DR	\$23,615.37	\$16,536.59	\$7,078.78	29.98%
491 E IND PK DR	\$12,591.84	\$10,787.37	\$1,804.47	14.33%
100 WILLIAM LOEB DR	\$294,944.00	\$185,390.44	\$109,553.56	37.14%
HOOKSETT RD	\$15,572.48	\$13,070.55	\$2,501.93	16.07%
53 HOOKSETT RD	\$36,578.96	\$36,279.74	\$299.22	0.82%
207 HOOKSETT RD	\$37,599.69	\$30,050.29	\$7,549.40	20.08%
275 HOOKSETT RD	\$39,885.50	\$30,491.76	\$9,393.74	23.55%
425 HOOKSETT RD	\$65,035.15	\$55,274.74	\$9,760.41	15.01%
443 HOOKSETT RD	\$19,060.76	\$10,591.91	\$8,468.85	44.43%
497 HOOKSETT RD	\$28,898.84	\$22,904.21	\$5,994.63	20.74%
525 HOOKSETT RD	\$15,473.22	\$9,655.05	\$5,818.17	37.60%
555 HOOKSETT RD	\$98,281.58	\$93,268.12	\$5,013.46	5.10%
625 HOOKSETT RD	\$72,794.45	\$64,768.03	\$8,026.42	11.03%
705 HOOKSETT RD	\$12,952.01	\$8,775.48	\$4,176.53	32.25%
737 HOOKSETT RD	\$30,106.98	\$21,407.93	\$8,699.05	28.89%
777 HOOKSETT RD	\$12,920.82	\$11,385.55	\$1,535.27	11.88%
840 HOOKSETT RD	\$71,087.18	\$66,175.01	\$4,912.17	6.91%
51 FALTIN DR	\$14,282.10	\$13,333.41	\$948.69	6.64%
99 FALTIN DR	\$24,797.98	\$19,417.94	\$5,380.04	21.70%
183 FALTIN DR	\$10,385.89	\$9,510.14	\$875.75	8.43%
5 DRIVING PARK RD	\$17,415.88	\$13,535.61	\$3,880.27	22.28%
89 MARCH AVE	\$35,325.22	\$31,499.39	\$3,825.83	10.83%

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140 MARCH AVE	\$31,927.69	\$22,799.74	\$9,127.95	28.59%
330 MARCH AVE	\$45,585.86	\$36,230.87	\$9,354.99	20.52%
333 MARCH AVE	\$160,477.90	\$100,523.73	\$59,954.17	37.36%
CAHILL AVE	\$218,638.58	\$162,673.27	\$55,965.31	25.60%
100 CAHILL AVE	\$35,030.27	\$29,549.85	\$5,480.42	15.64%
115 JOHN E DEVINE DR	\$40,112.38	\$37,213.23	\$2,899.15	7.23%
150 JOHN E DEVINE DR	\$48,294.24	\$30,232.27	\$18,061.97	37.40%
165 JOHN E DEVINE DR	\$31,062.71	\$20,974.88	\$10,087.83	32.48%
200 JOHN E DEVINE DR	\$207,413.70	\$164,491.39	\$42,922.31	20.69%
201 JOHN E DEVINE DR	\$156,340.17	\$120,625.78	\$35,714.39	22.84%
785 GOFFS FALLS RD	\$9,511.94	\$8,755.26	\$756.68	7.96%
896 GOFFS FALLS RD	\$11,990.61	\$7,959.94	\$4,030.67	33.62%
1064 GOFFS FALLS RD	\$80,556.58	\$72,965.56	\$7,591.02	9.42%
3000 GOFFS FALLS RD	\$415,899.40	\$320,460.04	\$95,439.36	22.95%
AUTO CENTER RD	\$9,390.00	\$7,751.00	\$1,639.00	17.45%
22 AUTO CENTER RD	\$20,059.03	\$17,173.52	\$2,885.51	14.39%
170 AUTO CENTER RD	\$35,790.32	\$34,498.69	\$1,291.63	3.61%
2 KELLER ST	\$106,761.22	\$85,235.73	\$21,525.49	20.16%
70 KELLER ST	\$73,523.30	\$53,921.69	\$19,601.61	26.66%
200 KELLER ST	\$108,459.98	\$87,429.60	\$21,030.38	19.39%
300 KELLER ST	\$179,895.99	\$163,738.19	\$16,157.80	8.98%
UTILITIES	\$3,117,972.14	\$2,461,149.77	\$656,822.37	21.07%
100 S. COMMERCIAL ST	\$138,660.60	\$92,814.35	\$45,846.25	33.06%
406 BROWN AVE	\$139,712.70	\$79,112.44	\$60,600.26	43.37%
21 DOW ST	\$27,390.50	\$18,464.06	\$8,926.44	32.59%
52 DOW ST	\$7,241.50	\$5,734.09	\$1,507.41	20.82%
250 BEDFORD ST	\$60,992.80	\$50,265.76	\$10,727.04	17.59%
17 S BEDFORD ST	\$10,764.90	\$7,178.36	\$3,586.54	33.32%
780 N COMMERCIAL ST	\$221,773.59	\$144,245.85	\$77,527.74	34.96%
ABBY RD	\$4,083.84	\$3,132.42	\$951.42	23.30%
48 ABBY RD	\$14,219.70	\$9,222.01	\$4,997.69	35.15%
55 ABBY RD	\$6,996.41	\$4,505.69	\$2,490.72	35.60%
140 ABBY RD	\$94,472.83	\$70,972.20	\$23,500.63	24.88%
161 ABBY RD	\$19,001.20	\$16,770.81	\$2,230.39	11.74%
234 ABBY RD	\$19,627.96	\$14,834.74	\$4,793.22	24.42%
253 ABBY RD	\$134,273.26	\$94,894.15	\$39,379.11	29.33%

276 ABBY RD	\$23,978.38	\$19,539.26	\$4,439.12	18.51%
293 ABBY RD	\$13,541.90	\$5,088.70	\$8,453.20	62.42%
336 ABBY RD	\$41,380.33	\$25,061.01	\$16,319.32	39.44%
195 MCGREGOR ST	\$106,710.17	\$76,365.89	\$30,344.28	28.44%
195 CGREGOR ST	\$181,192.04	\$131,165.46	\$50,026.58	27.61%
345 MCGREGOR ST	\$181,935.07	\$115,311.29	\$66,623.78	36.62%
800 HOLT AVE	\$32,165.91	\$21,603.39	\$10,562.52	32.84%
900 HOLT AVE	\$184,433.59	\$145,081.87	\$39,351.72	21.34%
80 PEPSIRD	\$31,717.82	\$23,266.48	\$8,451.34	26.65%
127 PEPSIRD	\$72,559.06	\$58,204.96	\$14,354.10	19.78%
241 PEPSIRD	\$21,970.49	\$17,166.78	\$4,803.71	21.86%
299 PEPSIRD	\$53,866.98	\$35,305.81	\$18,561.17	34.46%
387 PEPSIRD	\$14,270.75	\$11,026.64	\$3,244.11	22.73%
451 PEPSIRD	\$15,813.54	\$13,378.90	\$2,434.64	15.40%
468 PEPSIRD	\$28,167.15	\$20,570.48	\$7,596.67	26.97%
TOTAL	\$10,415,598.12	\$7,980,020.34	\$2,435,577.78	23.38%

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*Bo*

ADDRESS LOCATION	'05 TAXES	'06 TAXES	\$ REDUCTION	% REDUCTION
53 HOOKSETT RD	\$36,578.96	\$36,279.74	\$299.22	0.82%
751 E IND PK DR	\$41,669.35	\$41,122.43	\$546.92	1.31%
157 GAY ST	\$5,082.11	\$5,001.08	\$81.03	1.59%
801 PERIMETER RD	\$9,608.37	\$9,388.82	\$219.55	2.28%
750 E IND PK DR	\$24,712.90	\$24,117.41	\$595.49	2.41%
1050 PERIMETER RD	\$170,435.09	\$165,871.40	\$4,563.69	2.68%
399 E IND PK DR	\$24,106.00	\$23,421.50	\$684.50	2.84%
170 AUTO CENTER RD	\$35,790.32	\$34,498.69	\$1,291.63	3.61%
700 E IND PK DR	\$41,122.00	\$39,368.34	\$1,753.66	4.26%
555 HOOKSETT RD	\$98,281.58	\$93,268.12	\$5,013.46	5.10%
1000 PERIMETER RD	\$188,534.44	\$177,750.65	\$10,783.79	5.72%
51 FALTIN DR	\$14,282.10	\$13,333.41	\$948.69	6.64%
840 HOOKSETT RD	\$71,087.18	\$66,175.01	\$4,912.17	6.91%
115 JOHN E DEVINE DR	\$40,112.38	\$37,213.23	\$2,899.15	7.23%
850 E IND PK DR	\$36,380.21	\$33,671.36	\$2,708.85	7.45%
785 GOFFS FALLS RD	\$9,511.94	\$8,755.26	\$756.68	7.96%
183 FALTIN DR	\$10,385.89	\$9,510.14	\$875.75	8.43%
200 GAY ST	\$36,014.36	\$32,908.05	\$3,106.31	8.63%
300 KELLER ST	\$179,895.99	\$163,738.19	\$16,157.80	8.98%
1064 GOFFS FALLS RD	\$80,556.58	\$72,965.56	\$7,591.02	9.42%
89 MARCH AVE	\$35,325.22	\$31,499.39	\$3,825.83	10.83%
1 PERIMETER RD	\$51,748.49	\$46,120.14	\$5,628.35	10.88%
625 HOOKSETT RD	\$72,794.45	\$64,768.03	\$8,026.42	11.03%
161 ABBY RD	\$19,001.20	\$16,770.81	\$2,230.39	11.74%
777 HOOKSETT RD	\$12,920.82	\$11,385.55	\$1,535.27	11.88%
105 GAY ST	\$9,523.29	\$8,295.26	\$1,228.03	12.90%
777 E IND PK DR	\$11,860.15	\$10,179.09	\$1,681.06	14.17%
669 E IND PK DR	\$6,616.39	\$5,675.08	\$941.31	14.23%
491 E IND PK DR	\$12,591.84	\$10,787.37	\$1,804.47	14.33%
22 AUTO CENTER RD	\$20,059.03	\$17,173.52	\$2,885.51	14.39%
425 HOOKSETT RD	\$65,035.15	\$55,274.74	\$9,760.41	15.01%
451 PEPSI RD	\$15,813.54	\$13,378.90	\$2,434.64	15.40%
100 CAHILL AVE	\$35,030.27	\$29,549.85	\$5,480.42	15.64%
3 PERIMETER RD	\$53,583.38	\$45,104.08	\$8,479.30	15.82%
47 E IND PK DR	\$89,067.42	\$74,822.43	\$14,244.99	15.99%

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HOOKSETT RD	\$15,572.48	\$13,070.55	\$2,501.93	16.07%
249 GAY ST	\$24,851.87	\$20,841.77	\$4,010.10	16.14%
669 E IND PK DR	\$6,704.30	\$5,616.11	\$1,088.19	16.23%
177 GAY ST	\$11,979.26	\$10,034.18	\$1,945.08	16.24%
AUTO CENTER RD	\$9,390.00	\$7,751.00	\$1,639.00	17.45%
669 E IND PK DR	\$6,704.30	\$5,530.17	\$1,174.13	17.51%
250 BEDFORD ST	\$60,992.80	\$50,265.76	\$10,727.04	17.59%
50 GAY ST	\$8,638.46	\$7,068.58	\$1,569.88	18.17%
276 ABBY RD	\$23,978.38	\$19,539.26	\$4,439.12	18.51%
350 GAY ST	\$42,971.07	\$34,854.23	\$8,116.84	18.89%
300 E IND PK DR	\$47,304.48	\$38,222.54	\$9,081.94	19.20%
295 E IND PK DR	\$28,433.74	\$22,964.87	\$5,468.87	19.23%
490 E IND PK DR	\$8,127.98	\$6,554.65	\$1,573.33	19.36%
200 KELLER ST	\$108,459.98	\$87,429.60	\$21,030.38	19.39%
127 PEPSI RD	\$72,559.06	\$58,204.96	\$14,354.10	19.78%
207 HOOKSETT RD	\$37,599.69	\$30,050.29	\$7,549.40	20.08%
2 KELLER ST	\$106,761.22	\$85,235.73	\$21,525.49	20.16%
330 MARCH AVE	\$45,585.86	\$36,230.87	\$9,354.99	20.52%
200 JOHN E DEVINE DR	\$207,413.70	\$164,491.39	\$42,922.31	20.69%
210 PERIMETER RD	\$2,663.00	\$2,111.31	\$551.69	20.72%
497 HOOKSETT RD	\$28,898.84	\$22,904.21	\$5,994.63	20.74%
52 DOW ST	\$7,241.50	\$5,734.09	\$1,507.41	20.82%
210 PERIMETER RD	\$2,833.16	\$2,242.74	\$590.42	20.84%
UTILITIES	\$3,117,972.14	\$2,461,149.77	\$656,822.37	21.07%
900 HOLT AVE	\$184,433.59	\$145,081.87	\$39,351.72	21.34%
99 FALTIN DR	\$24,797.98	\$19,417.94	\$5,380.04	21.70%
241 PEPSI RD	\$21,970.49	\$17,166.78	\$4,803.71	21.86%
5 DRIVING PARK RD	\$17,415.88	\$13,535.61	\$3,880.27	22.28%
7 PERIMETER RD	\$136,905.06	\$105,887.09	\$31,017.97	22.66%
387 PEPSI RD	\$14,270.75	\$11,026.64	\$3,244.11	22.73%
201 JOHN E DEVINE DR	\$156,340.17	\$120,625.78	\$35,714.39	22.84%
3000 GOFFS FALLS RD	\$415,899.40	\$320,460.04	\$95,439.36	22.95%
ABBY RD	\$4,083.84	\$3,132.42	\$951.42	23.30%
275 HOOKSETT RD	\$39,885.50	\$30,491.76	\$9,393.74	23.55%
220 PERIMETER RD	\$6,046.35	\$4,581.52	\$1,464.83	24.23%
234 ABBY RD	\$19,627.96	\$14,834.74	\$4,793.22	24.42%



140 ABBY RD	\$94,472.83	\$70,972.20	\$23,500.63	24.88%
CAHILL AVE	\$218,638.58	\$162,673.27	\$55,965.31	25.60%
701 E IND PK DR	\$42,591.05	\$31,669.58	\$10,921.47	25.64%
735 E IND PK DR	\$54,244.17	\$40,286.67	\$13,957.50	25.73%
850 PERIMETER RD	\$56,144.29	\$41,651.52	\$14,492.77	25.81%
80 PEPSI RD	\$31,717.82	\$23,266.48	\$8,451.34	26.65%
70 KELLER ST	\$73,523.30	\$53,921.69	\$19,601.61	26.66%
400 GAY ST	\$124,582.64	\$91,227.59	\$33,355.05	26.77%
468 PEPSI RD	\$28,167.15	\$20,570.48	\$7,596.67	26.97%
225 E IND PK DR	\$17,489.61	\$12,709.96	\$4,779.65	27.33%
195 CGREGOR ST	\$181,192.04	\$131,165.46	\$50,026.58	27.61%
349 E IND PK DR	\$25,316.97	\$18,213.17	\$7,103.80	28.06%
195 MCGREGOR ST	\$106,710.17	\$76,365.89	\$30,344.28	28.44%
140 MARCH AVE	\$31,927.69	\$22,799.74	\$9,127.95	28.59%
300 GAY ST	\$74,430.82	\$53,043.80	\$21,387.02	28.73%
737 HOOKSETT RD	\$30,106.98	\$21,407.93	\$8,699.05	28.89%
5 PERIMETER RD	\$51,269.21	\$36,369.04	\$14,900.17	29.06%
253 ABBY RD	\$134,273.26	\$94,894.15	\$39,379.11	29.33%
370 E IND PK DR	\$27,353.22	\$19,315.16	\$8,038.06	29.39%
669 E IND PK DR	\$10,260.65	\$7,210.12	\$3,050.53	29.73%
1000 E IND PK DR	\$23,615.37	\$16,536.59	\$7,078.78	29.98%
344 E IND PK DR	\$77,615.65	\$53,706.01	\$23,909.64	30.81%
444 E IND PK DR	\$71,557.95	\$49,126.18	\$22,431.77	31.35%
705 HOOKSETT RD	\$12,952.01	\$8,775.48	\$4,176.53	32.25%
165 JOHN E DEVINE DR	\$31,062.71	\$20,974.88	\$10,087.83	32.48%
21 DOW ST	\$27,390.50	\$18,464.06	\$8,926.44	32.59%
800 HOLT AVE	\$32,165.91	\$21,603.39	\$10,562.52	32.84%
100 S. COMMERCIAL ST	\$138,660.60	\$92,814.35	\$45,846.25	33.06%
200 PERIMETER RD	\$71,129.72	\$47,473.19	\$23,656.53	33.26%
17 S BEDFORD ST	\$10,764.90	\$7,178.36	\$3,586.54	33.32%
225 PERIMETER RD	\$52,409.28	\$34,791.88	\$17,617.40	33.62%
896 GOFFS FALLS RD	\$11,990.61	\$7,959.94	\$4,030.67	33.62%
299 PEPSI RD	\$53,866.98	\$35,305.81	\$18,561.17	34.46%
780 N COMMERCIAL ST	\$221,773.59	\$144,245.85	\$77,527.74	34.96%
459 E IND PK DR	\$30,036.08	\$19,483.66	\$10,552.42	35.13%
48 ABBY RD	\$14,219.70	\$9,222.01	\$4,997.69	35.15%

55 ABBY RD \$6,996.41 \$4,505.69 \$2,490.72 35.60%

345 MCGREGOR ST \$181,935.07 \$115,311.29 \$66,623.78 36.62%

48 PERIMETER RD \$41,453.81 \$26,163.00 \$15,290.81 36.89%

100 WILLIAM LOEB DR \$294,944.00 \$185,390.44 \$109,553.56 37.14%

333 MARCH AVE \$160,477.90 \$100,523.73 \$59,954.17 37.36%

150 JOHN E DEVINE DR \$48,294.24 \$30,232.27 \$18,061.97 37.40%

525 HOOKSETT RD \$15,473.22 \$9,655.05 \$5,818.17 37.60%

336 ABBY RD \$41,380.33 \$25,061.01 \$16,319.32 39.44%

100 GAY ST \$109,787.23 \$66,299.70 \$43,487.53 39.61%

101 E IND PK DR \$58,424.67 \$34,577.89 \$23,846.78 40.82%

520 E IND PK DR \$54,547.62 \$31,411.77 \$23,135.85 42.41%

406 BROWN AVE \$139,712.70 \$79,112.44 \$60,600.26 43.37%

443 HOOKSETT RD \$19,060.76 \$10,591.91 \$8,468.85 44.43%

975 PERIMETER RD \$193,511.62 \$105,216.46 \$88,295.16 45.63%

293 ABBY RD \$13,541.90 \$5,088.70 \$8,453.20 62.42%

TOTAL \$10,415,598.12 \$7,980,020.34 \$2,435,577.78 23.38%

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# CITY OF MANCHESTER

## Office of the City Clerk



Leo R. Bernier  
City Clerk

Carol A. Johnson  
Deputy City Clerk

Paula L-Kang  
Deputy Clerk  
Administrative Services

Matthew Normand  
Deputy Clerk  
Licensing & Facilities

Patricia Piecuch  
Deputy Clerk  
Financial Administration

Memo To: Board of Mayor and Aldermen

From: Carol A. Johnson  
Deputy City Clerk

Date: January 29, 2007

Re: Minutes of meetings

Enclosed for your consideration at the next BMA meeting, are minutes of the October 3, 2006 (two) meetings, and the October 16, 2006 meeting.

Enclosures

Accept grant + Auth.  
 Mayor to enter Contract  
 w/ HUD #1.8  
**Board of Aldermen**  
 Yeas and Nays *mill*

Upon BMA Poll

2007 House Rehab / Lord Howard

January 26, 2007

Aldermen	Yea	Nay	Absent	Pass
Ward 1 - Roy	✓			
Ward 2 - Gatsas	✓			
Ward 3 - Long	✓			
Ward 4 - Duval	✓			
Ward 5 - Osborne	✓			
Ward 6 - Pinard	✓			
At Large - O'Neil	✓			
At Large - Lopez	✓			
Ward 7 - Shea	✓			
Ward 8 - DeVries	✓			
Ward 9 - Garrity	✓			
Ward 10 - Smith	✓			
Ward 11 - Thibault	✓			
Ward 12 - Forest	✓			
<b>TOTAL:</b>				

B

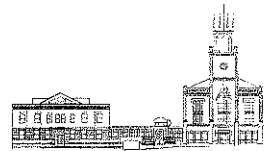


Robert S. MacKenzie, AICP  
Director

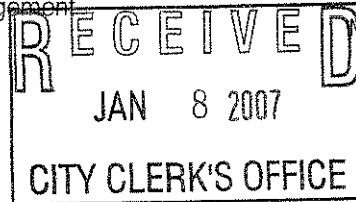
# CITY OF MANCHESTER

## Planning and Community Development


Planning  
Community Improvement Program  
Growth Management



Staff to:  
Planning Board  
Heritage Commission  
Milliard Design Review Committee



Memo to: Members of the Committee on Community Improvement Program

From: Robert S. MacKenzie   
Director of Planning

Date: January 8, 2007

Subject: Planning Department – CIP #610407 – Housing Rehab/Lead Hazard Control Program

The United States Department of Housing and Urban Development has notified us that the City has been awarded a Lead Hazard Reduction Demonstration grant in the amount of \$1,800,000. Grant funds will be available to assist the City in the reduction and elimination of lead paint hazards in Manchester housing units.

As such, we have prepared the appropriate CIP Amending Resolution and Budget Authorization Form necessary for program initiation.

Your review of these documents and a recommendation for approval to the full Board is respectfully requested.

Attachments:

07 JAN -8 P1:44  
RECEIVED  
HARTMAN

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One City Hall Plaza, Manchester, New Hampshire 03101  
Phone: (603) 624-6450 Fax: (603) 624-6529  
E-mail: [planning@ManchesterNH.gov](mailto:planning@ManchesterNH.gov)  
[www.ManchesterNH.gov](http://www.ManchesterNH.gov)

CITY OF MANCHESTER, NH  
**PETITION FOR POLE LOCATION LICENSE**

POLE LOCATION  
FORM NO. 1

January 11, 2007

*To the Hon. Board of Mayor and Aldermen  
of the City of Manchester, New Hampshire:*

**PUBLIC SERVICE OF NEW HAMPSHIRE  
&  
VERIZON NEW ENGLAND, INC.**

request a license to install and maintain underground conduits, cables and wires and to erect and maintain poles and structures with wires, cables, conduits and devices thereon, together with such sustaining, strengthening and protecting fixtures as may be necessary, along, across, and under the following public ways:

**License one new pole, 1085/23Y, located on Sheffield Rd in the City of Manchester**

Wherefore we pray, that we be granted a license to install and maintain underground conduits, cables and wires and to erect and maintain poles and structures with wires, cables, conduits and devices thereon together with sustaining, strengthening and protecting fixtures as may be necessary, said underground conduits, poles and structures to be installed approximately in accordance with the plan filed herewith marked "POLE LOCATION PLAN, PUBLIC SERVICE OF NEW HAMPSHIRE and VERIZON NEW ENGLAND".

Plan No. 11-1143  
Dated: January 11, 2007

**PUBLIC SERVICE OF NEW HAMPSHIRE**

BY: Dany L. Dube  
Licensing Specialist

**VERIZON NEW ENGLAND, INC.**

BY: Glenn Mills  
Glenn Mills, Right of Way Department

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CITY OF MANCHESTER, NH  
**PETITION FOR POLE LOCATION LICENSE**

POLE LOCATION  
FORM NO. 1

January 12, 2007

*To the Hon. Board of Mayor and Aldermen  
of the City of Manchester, New Hampshire:*

**PUBLIC SERVICE OF NEW HAMPSHIRE  
&  
VERIZON NEW ENGLAND, INC.**

request a license to install and maintain underground conduits, cables and wires and to erect and maintain poles and structures with wires, cables, conduits and devices thereon, together with such sustaining, strengthening and protecting fixtures as may be necessary, along, across, and under the following public ways:

**License one replacement pole, 26/85Y, located on Bodwell Road in the City of Manchester.**

Wherefore we pray, that we be granted a license to install and maintain underground conduits, cables and wires and to erect and maintain poles and structures with wires, cables, conduits and devices thereon together with sustaining, strengthening and protecting fixtures as may be necessary, said underground conduits, poles and structures to be installed approximately in accordance with the plan filed herewith marked "POLE LOCATION PLAN, PUBLIC SERVICE OF NEW HAMPSHIRE and VERIZON NEW ENGLAND".

Plan No. 11-1146

Dated: November 28, 2006

**PUBLIC SERVICE OF NEW HAMPSHIRE**

BY: Erin Normand  
Erin Normand, Plant Records/Licensing

**VERIZON NEW ENGLAND, INC.**

BY: Glenn Mills for  
Glenn Mills, Right of Way Department

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CITY OF MANCHESTER, NH  
**PETITION FOR POLE LOCATION LICENSE**

POLE LOCATION  
FORM NO. 1

January 12, 2007

*To the Hon. Board of Mayor and Aldermen  
of the City of Manchester, New Hampshire:*

**PUBLIC SERVICE OF NEW HAMPSHIRE  
&  
VERIZON NEW ENGLAND, INC.**

request a license to install and maintain underground conduits, cables and wires and to erect and maintain poles and structures with wires, cables, conduits and devices thereon, together with such sustaining, strengthening and protecting fixtures as may be necessary, along, across, and under the following public ways:

**License one replacement pole, 116/39Y, located on Gold Street in the City of Manchester.**

Wherefore we pray, that we be granted a license to install and maintain underground conduits, cables and wires and to erect and maintain poles and structures with wires, cables, conduits and devices thereon together with sustaining, strengthening and protecting fixtures as may be necessary, said underground conduits, poles and structures to be installed approximately in accordance with the plan filed herewith marked "POLE LOCATION PLAN, PUBLIC SERVICE OF NEW HAMPSHIRE and VERIZON NEW ENGLAND".

Plan No. 11-1147

Dated: November 28, 2006

**PUBLIC SERVICE OF NEW HAMPSHIRE**

BY: Erin Normand  
Erin Normand, Plant Records/Licensing

**VERIZON NEW ENGLAND, INC.**

BY: Glenn Mills  
Glenn Mills, Right of Way Department



CITY OF MANCHESTER, NH  
**PETITION FOR POLE LOCATION LICENSE**

POLE LOCATION  
FORM NO. 1

January 12, 2007

*To the Hon. Board of Mayor and Aldermen  
of the City of Manchester, New Hampshire:*

**PUBLIC SERVICE OF NEW HAMPSHIRE  
&  
VERIZON NEW ENGLAND, INC.**

request a license to install and maintain underground conduits, cables and wires and to erect and maintain poles and structures with wires, cables, conduits and devices thereon, together with such sustaining, strengthening and protecting fixtures as may be necessary, along, across, and under the following public ways:

**License one replacement pole, 295/6, located on Lindstrom Lane in the City of Manchester.**

Wherefore we pray, that we be granted a license to install and maintain underground conduits, cables and wires and to erect and maintain poles and structures with wires, cables, conduits and devices thereon together with sustaining, strengthening and protecting fixtures as may be necessary, said underground conduits, poles and structures to be installed approximately in accordance with the plan filed herewith marked "POLE LOCATION PLAN, PUBLIC SERVICE OF NEW HAMPSHIRE and VERIZON NEW ENGLAND".

Plan No. 11-1148

Dated: January 5, 2007

**PUBLIC SERVICE OF NEW HAMPSHIRE**

BY: Erin Normand  
Erin Normand, Plant Records/Licensing

**VERIZON NEW ENGLAND, INC.**

BY: Glenn Mills  
Glenn Mills, Right of Way Department

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## MAYOR'S UTILITY COORDINATING COMMITTEE

January 17, 2007

**Chairman's Synopsis:** Construction work continues into the winter at a number of sites in the City including the CMC Parking Garage and Medical Office Building as well as the expansion of the Currier Museum of Art. Demolition of old F.E. Everett Turnpike bridge abutments is progressing well. The Cohas Brook Sewer Interceptor was extended onto E. Industrial Park Drive and the Sewage Pumping Station is now off line. Projects receiving Planning Board approval included a 79,000 S.F. warehouse/manufacturing building at 197 Zachary Road; a 4 story, 20 unit apt/office building at 3 So. Maple Street; a Bank of America branch at 1000 S. Willow St. (currently the site of "Bickford's" Restaurant); and a fueling facility where a drive-through Bank now sits at Shop n' Save at 775 S. Willow St.

~ ~ ~ ~ ~ ~ ~ ~ ~ ~

The meeting was called to order by Peter Capano at 10:05 AM.

### MANCHESTER HOUSING & REDEVELOPMENT

#### Ward

- #3 157 Chestnut St. – MHRA intends to relocate the offices of the Construction Division from 89 Pine St. to this property. Ferd Construction continues work. Work is 60% complete. Anticipate occupancy in March.
- #12 French Hall – J.P. Sercel Assoc. (Lazer design/production firm) currently renovating the property. Occupancy is scheduled for January.
- #12 Northwest Business Park – Planning Board held subdivision hearing in December for creation of 13 commercial lots. Hearing raised questions regarding traffic impact, wetlands impact and buffers. Oest Engineering is gathering information to be presented at February planning board meeting.
- #11 Brown School – An addition will be made to the former school building so as to accommodate 34 units of Elderly Housing. North Branch Construction continues on construction. Demolition work is nearly complete and the foundation for the new addition is in place. Slab in addition is in place and framing for addition has begun.
- #3 Jac-Pac – Continuing to look for interim use proposals. CMC continues to use the site for parking during construction of the parking garage on McGregor Street. Early in December, a developer's conference was held at the site. Development proposals are due in late January.

### STATE PROJECTS

- #6 Candia Road [Bypass 28-I-93] – R.S. Audley is under contract with the N.H.-D.O.T. for this road reconstruction project. The east end of the job is paved. Is shut down for winter. Completion expected in Spring of 2008.

## Ward#

### #11 Granite St./F.E.

Everett Trnpk Imprv.

- The NHDOT "C" contract was awarded to Middlesex Corp. of Mass. at \$28,687,750 which includes the City's work on Granite Street between Main St. and the river plus turnpike work. The new southbound lane bridge on the Everett Turnpike is in service. Northbound traffic has been put on the new bridge and the old one is being demolished.

The City's Granite St. Bridge Contract was awarded to E.D. Swett, the low bidder at \$11.7 million. Steel is being placed for a couple of sections now. The remainder of the City's (Contract "E") Granite Street work (Commercial St. to Elm St.) will be bid in 2007.

### #8 Airport Access Road

- The NH Department of Transportation's design is progressing. Building demolition is complete in Manchester. Construction is expected to begin in 2007. The project will be split into multiple contracts. HTA is designing relocation of Trolley Crossing Pump Station force main for EPD.

## PLANNING/BUILDING

### SUBDIVISIONS

#### #12 Woodland Pond

- 77 lot subdivision for single-family homes approved with roads off Countryside Blvd. Work has begun on last phase.

#### #1 McLane Way

- Seven unit planned development is under construction.

#### #6 Grand View Estates

- 15 homes proposed on an extension of Lindstrom Lane is under construction.

#### #2 Sky Meadow Way

- 4 unit planned development approved off Currier Drive, work has begun.

#### #3 167/168 Silver St.

- Two six-unit condos approved by Planning Board.

#### #8 270 Stanton St.

- 4 new lots approved by Planning Board. Utility work underway on one lot.

### SITE PLANS

#### #3 Chinburg

- Multiple residential townhouses are under construction with two high-rise towers to follow just south of Fisher Cats Stadium. Some occupancy permits have been issued.

Ward#

- #5 310 Wilson St. - Shopping center rehab. – 73,000 SF, new overall 171,000 S.F. Retail building “B” occupied. “Stop n’ Shop” open. Gas pumps are open. Retail building “A” nearing completion.
- #2 166 LaGrange Ave. - Islamic Society Mosque foundation permit issued from Building Department.
- #12 25 Hackett Hill Road - The Gables project, 52 units. Three buildings are done, the next one is underway.
- #6 25 Lakeside Dr. - Dunkin’ Donuts building nearing completion.
- #2 845 Mammoth Rd. - One three story, 10 unit building approved by Planning Board.
- #10 800 Second St. - The Planning Board has approved a proposal for a two story 4,748 S.F. auto sales and service facility with parking.
- #6 Hobbs Way - Five houses to be built off Bridge Street Extension.
- #5 661 Bell St.  
“Vista View” - Combination of 12 handicap access apartments & 26 townhouses. One townhouse is occupied, a building permit has been issued for the third building.
- #9 915 S.Mammoth Rd. - Three self-storage units has Planning Board approval.
- #7 Maple/Silver Sts. - Mill proposal to be converted to 57 units of housing. (Manchester Neighbor Works) Building permits have been issued. Demolition to begin soon.
- #2 978 Mammoth Rd. - “Mammoth Oaks” 8-unit planned development approved, construction has begun.
- #11 CMC - Project consists of a new medical office building and a parking garage. Walkway over McGregor St. to be built. Harvey Construction managing this project.
- #6 1070 Holt Ave. - Industrial building is almost complete.
- #12 The Neighborhood @ Woodland Pond - 487 Units on 110 acres bordering Goffstown and Hooksett at Hackett Hill approved by Planning Board. Work is underway on extension of Countryside Blvd. Townhouses and condos under construction.
- #2 Currier Museum of Art - Expansion of building towards Orange St. and parking lot on the Prospect Street is well underway. Steel erection is complete.

## Ward#

- #6 Karatzas Ave. - Three building lots with 200 housing units approved by the Planning Board.
- #6 1207 Hanover St. - Rehabilitation of existing warehouse/retail to 19,500 S.F. with loading and parking. Approved by Planning Board.
- #9 161 So.Beech St. - Four story, 29 unit apartment proposed along with conversion of church to retail space. Approved by Planning Board.
- #3 55 W.Brook St. - A 15,530 S.F. building for PSNH Call Center with parking. Work is well underway.
- #3 386 Union St. - A 4,000 S.F. one story Laundromat at Lake Avenue has been approved.
- #8 70 Keller St. - A 31,000 S.F. Team Nissan dealership. Work is underway.
- #9 3 S. Maple St. - A four story, 4,000 s.f., 20 unit apartment building with first floor office space and parking garage approved by Planning Board.
- #8 1000 S.Willow St. - The replacement of "Bickford's" with a 4,000 s.f. Bank of America has been approved.
- #8 725 Huse Rd. - The replacement of Harvey Industries with a 157,000 s.f. "Lowe's" has been proposed.
- #9 775 S.Willow St. - The replacement of a drive-through bank with a fueling facility for Stop n' Shop approved.
- #6 190 Zachary Rd. - ***A proposal to build a 79,000 S.F. office/manufacturing and warehouse has Planning Board approval.***

## **Water Works Projects**

### Water Main Relays

A) Spruce – Wilson to Massabesic	720 L.F. of 6"
B) Jewett – Young to Massabesic	1,500 L.F. of 6", 8"
C) Laurel – Wilson to Hall	670 L.F. of 6"
D) Union – Lowell to Bridge	610 L.F. of 6"
E) Reed – Kelley northerly	250 L.F. of 6"
F) Farmer – Candia northerly	150 L.F. of 6"
G) Cedar – Wilson to Belmont	660 L.F. of 6"
H) Harriman – Sheridan northerly	300 L.F. of 6"
I) Glenwood Ave. – Donahue easterly	300 L.F. of 6"
J) Poor – Second to Hill	270 L.F. of 6"
K) Old Granite	470 L.F. of 6"
L) Rte. 3A – Brown Ave. southerly	1,500 L.F. of 16"
M) Granite and Old Granite	300 L.F. of 6", 8"

**Ward#**

**Cleaning & Lining distribution system (total linear feet, 9,090)**

(a) Kelley -Lafayette to Rimmon	2,400 L.F. of 6"
(b) Laval -Amory to Mason	1,670 L.F. of 6"
(c) Boutwell -Bremer to Mason	480 L.F. of 6"
(d) Alsace - Amory to Kelley	440 L.F. of 6"
(e) Montgomery – Amory to Bremer	1,200 L.F. of 6"
(f) Reed – Kelley to Mason	800 L.F. of 6"
(g) Youville – Kelley to Mason	1,400 L.F. of 6"
(h) Cartier – Amory to Kelley	700 L.F. of 6"

<b>PARKS &amp; RECREATION PROJECTS</b>
--

**P&R PROJECTS - FY'07**

**#10 Piscataquog**

Trailway,  
Phase III

- This will involve continuation of the trail from S. Main St. to the West Side Ice Arena, continuing from where Phase II ends continuing west. This phase will be designed by VHB and awaits execution of the municipal agreement in October. We are working with the landowner and currently negotiating for an easement through the property. We have come to a verbal, non-formal agreement with Tires Inc. for an easement through their property. We hope to have the agreement drafted and made legal shortly. Final design underway – bids due March '07.

**#10 Piscataquog**

River, East

- A new multi-purpose athletic field is to be constructed at the end of Douglas Street. The multi-use field will be a combination of football and lacrosse athletic fields. There is a need for this athletic complex to provide a new home for the Pop Warner team on the west side and additional space for PAL lacrosse. Bids for this project are due in February with construction expected in the Spring.

**#10 Piscataquog**

River Park

- Quirk Construction was low bidder for the repair of the Piscataquog River Park. This will restore the fields and trail to their pre-flooding condition. Work is over 50% complete. Anticipate completion in May.

**#11 Gossler/**

Parkside

- Currently seeking professional design services to update and improve the site containing these two school facilities for possible construction in FY '08.

## Ward#

- #9 Sullivan Family Park** - Located off of Garfield Street behind the Fire Station on Calef Road. Create a passive park area in place of the tennis courts that will be removed and a playground adjacent to Garfield St. with some parking to better suit the needs of the neighborhood and deter illegal activities. Kaestle Boos Associates is in the design phase and construction is anticipated for early spring.
- #2 Weston Observatory** - Weston Tower Observatory restoration needed to save the tower from further deterioration that will inevitably end up destroying the landmark if not corrected. Major improvements will include restoration of the roof, repointing of the stone, restoration of the stairs and other improvements to include some brush clearing around the Tower. Architectural Services Contract to be signed by Kurt Lauer. Bid opening February 8<sup>th</sup> with construction to begin in the Spring.
- #8 Crystal Lake** - The Crystal Lake Master Plan will assist the City to preserve Crystal Lake Park and the surrounding area in a manner consistent with the City's Master Plan and desired outcome of the people in the surrounding communities. We had our first Community meeting where the public had the opportunity to submit their comments. We will be having another Community meeting for additional comments and suggestions.
- Implementation of phase one (funded in FY '07) to be implemented subsequent to completion of master plan. The draft plan has been submitted.
- #2 Hillside School** - DuBois & King to update their original design for improvements/expansion to existing athletic fields located to the west of the school.
- Valley Cemetery Rehabilitation** - Continued work on the restoration of Valley Cemetery including the Pine Street Gate, Chapel, fence and update/replace miscellaneous utilities as the "Friends of Valley Cemetery" allow.
- #12 Black Brook Dam** - The Department is seeking funds in the amount of \$40,000 to begin the process of removal as voted on by the Board of Mayor and Aldermen. Dubois & King to assist us in the engineering, permitting and monitoring of the process. Forty percent (40%) of the anticipated costs will be in-kind services and the balance will come from a State Section 319 Grant from the N.H. Department of Environmental Services. They are working very closely and assisting us with this process. The Watershed Restoration Grant has been completed and has been submitted to the N.H. D.E.S.
- #10 Bass Is.** *CEI designed restoration on park site. FEMA is paying for work expected to resume this Spring.*

Ward#

<b>HIGHWAY DEPARTMENT PROJECTS</b>
------------------------------------

**Construction Projects**

- # 6 Candia Rd.  
Dry Sewer - Sewer construction "on hold" for the winter.
- #5 Spruce St. - Lincoln to Wilson – Base pavement is down, foundations for lights are in, retaining walls complete by subcontractor.
- #3 Chestnut /Hanover Streets - Sidewalks from Hanover St. to Manchester St. and Chestnut to Pine.

**Reconstruction Projects**

- |                 |                                |          |
|-----------------|--------------------------------|----------|
| #3/4 Union St.  | - Hanover to Bridge Street     | 2007     |
| #5 Spruce St.   | - Wilson to Massabesic Street  | 2007     |
| #5 Central St.  | - Lincoln to Wilson Street     | 2007     |
| #4/5 Laurel St. | - Lincoln to Wilson Street     | 2007     |
| #5 Cedar St.    | - Wilson to Belmont Street     | 2007     |
| #5 Belmont St.  | - Massabesic to Belmont Street | 2007     |
| #9 Murphy St.   | - Columbia Dr. to Devco Drive  | Underway |
- #5/7 Jewett St. - Young to Massabesic – Sewer replacement, Spring 2007.

**Environmental  
Protection Division**

**I. COHAS BROOK INTERCEPTOR PROJECT – PHASE II**

- A. *Contract 1:* Sewer installation was finished on Holt Ave. and East Industrial Drive completing this project. Residents are connecting to the lower portions of the recently installed sewers.
- B. *Contract 2:* RD Edmunds was low bidder with a bid of \$2.88 million. Work is expected to wait until winter 2008. Proctor Road will be the only major road impacted.
- C. *Contract 3:* Design of the new Candia Road Pump Station and extension of sewer service through Massabesic Traffic Circle has started. Construction is expected to begin in mid-2007.
- D. Preparation of sewer master plan for the Cohas Brook laterals in ongoing. First contract will be the Lakeshore Drive/Minot Street/Hart Ave. area in 2008.



**Ward#**

**II. COMBINED SEWER OVERFLOW PROJECTS**

- A) W. Bridge/Bremer/Lorraine Sts. Separation – Project is shut down for the winter. This project is about 75% complete. Springtime work will focus on the Kelly St. area.
- B) Poor/Schiller St. Separation – Project is shut down for the winter. This project is about 45% complete. Springtime work will focus on the Boynton St. area.
- C) Crescent Road Separation – This design has been completed. A utility coordination meeting was held in December. The bidding for this contract is scheduled for February 2007.
- D) Nutts Pond SEPP Project – Project is shut down for the winter. This site clearing, slope stabilization, and drainage project in the wetlands off of March Ave. and John Devine Drive is about 50% complete and will resume in the Spring.
- E) Emergency sewer repairs on Dover St. ongoing.

<b>MANCHESTER AIRPORT</b>
---------------------------

- #8 Runway 6 - Runway 6 reconstruction complete. Runway has reopened.
- #8 Aerohex Hangars - New hangars in the northeast area of the airport. Site work has begun by North Branch Construction, Inc. Project completion anticipated for Feb. '07.
- #8 Runway 24 Safety Area Extn. across S. Willow St. - Design work has begun for multiple project associated with the extension of the Runway 24 Safety Area. Construction is slated for 2007.
- #8 De-Icer Fluid Management - Project is complete.
- #8 Sand/Salt Storage Facility - Kinsman Corp., Inc. of Hooksett, NH has completed project.
- #8 Sand Equipment Bid - Project shut down for winter. Majority of work complete.
- #8 Summit Packaging #16 Ammon Rd. - Work has been awarded to All-Ways Wrecking. Work is on-going.

**Ward#**

- #8 Meggit Avionics      - Work has been awarded to All-Ways Wrecking. Work  
#10 Ammon Rd.      is on-going.
- #8 FAA Existing ATCT  
#8 Ammon Rd.      - The tower is removed down to the main buildings' roof line.  
Work is on-going.

**KEYSPAN ENERGY DELIVERY**

**State of NH-D.O.T.**

- a) Candia Rd. – I93 to Proctor Road      New main installation is complete except for  
building connections. This work will be coordinated  
with Audley in the Spring.

**PSNH**

- #11 CMC      - Line crews in McGregor, Putnam, Foundry streets for  
another three weeks, mostly on Foundry Street.
- #12 Countryside  
Blvd.      - The Neighborhood @ Woodland Pond, underground power  
soon.
- #5/7/8 Elliot Hospital      - Communications upgrade requiring approximately 200  
Fiber      new poles on Huse Rd., Mammoth Rd. and So. Willow.

**MANCHESTER TRAFFIC DEPARTMENT**

- #8 Goffs Falls Rd./      - Waiting for material to be delivered.  
Beatrice St.
- #5 Spruce/Lincoln St.      - Flasher installation be performed concurrently with work  
at Goffs Falls Road.

**VERIZON**

**NEXT MEETING:**      The next MUCC meeting has been scheduled for  
Wednesday, February 21<sup>st</sup> 2007 at 10: 00 AM in the  
**Conference Room, second floor, at the Manchester  
Water Works.**

Attended    Contact List

	Ms. Janet Kelliher	PSNH	882-5894	X5230
x	Mr. Karl Franck	Building Dept.	624-6475	
	Mr. Jay Davini	Manchester Highway Dept.	624-6444	
x	Mr. Guy Chabot	Manchester Water Works	624-6494	
x	Mr. Chris Blue	Fire Department	669-2256	
	Mr. Mike Venti	Airport Authority	624-6539	X318
	Mr. Jody Rivard	Manchester Fire Dept.	669-2256	
x	Mr. Chuck Deprima	Parks & Recreation Dept.	624-6565	X315
	Mr. Terry Harlacher	Planning Department	624-6450	
x	Ms. Betty Hackett	Verizon	645-2713	
x	Mr. Paul Shea	Keyspan	231-4970	
x	Mr. Mike Jolin	MHRA	624-2111	
	Mr. Tim Dent	Comcast	679-5695	X1013
x	Mr. Jim Hoben	Traffic Department	624-6580	
x	Mr. Alan Poulos	Keyspan	231-6415	
	Mr. Wayne Wallace	Verizon	645-2701	
	Mr. John Williams	Fire Department	669-2256	
x	Mr. John O'Rourke	Parks/Recreation/Cemetery	624-6565	
x	Mr. Fred McNeill	EPD	624-6341	
	Mr. Dennis Ancil	Manchester Highway Dept.	624-6444	

**NOTE:** NEW projects for the month will be *italicized/bold* printed.

CITY OF  
MANCHESTER  
EMPLOYEES'  
CONTRIBUTORY  
RETIREMENT  
SYSTEM

Honorable Board of Mayor & Aldermen  
C/O Office of the City Clerk  
One City Hall Plaza  
Manchester, NH 03101

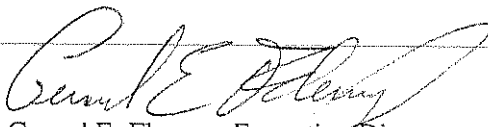
January 18, 2007

Honorable Members:

I am writing to inform you that the Manchester Employees' Contributory Retirement System's has obtained sponsorship in the New Hampshire Senate for a single piece of legislation in the 2007 session of the legislature and to request your support for this initiative. This piece of legislation sponsored by Senator D'Allesandro and designated SB-37, is a corrective measure which is needed to align the original intent of existing legislation with the specific language in the current version of the statute. This amendment will not increase the cost of operating the plan or affect the City's funding obligation other than to avoid unwarranted costs. For that reason, and because this bill will simply return the language of the statute to an earlier version prior to the accidental introduction of problem language in 1999, this corrective measure will not require a referendum vote on a City ballot. In order to pass the New Hampshire Legislature however, we are seeking the concurrence of the Board of Mayor and Aldermen on this bill so that the legislature will know that local authority has not been circumvented.

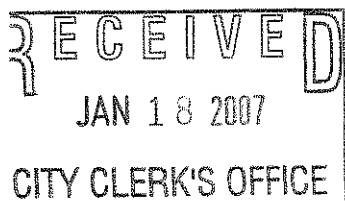
During the summer of 2006, it came to the attention of the Retirement System Board of Trustees that the statutory language contained in Chapter 218:16 Laws of 1974 as amended, and associated with in service death benefits, had suffered a typographical error when it was last amended in 1999. The Mayor's office was notified of this problem shortly after its discovery and informed that the System would be seeking corrective legislation in 2007. If left uncorrected, this provision will likely lead to controversy and litigation as the language of the existing law calls for benefit provisions at twelve times the intended level. There has never been a qualifying event in the years since the error was introduced but to avoid a challenge and possible litigation which would cost the System and all of its contributors including the City, a simple amendment to the language is being sought to return the statute to its original legislative intent.

You have been provided with a draft of this legislation and I will be happy to appear before you to answer questions regarding this bill.



Gerard E. Fleury - Executive Director  
Manchester Employees' Contributory Retirement System

cc: MECRS Board of Trustees



F

## SB 37 - AS INTRODUCED

2007 SESSION

07-0098

10/05

SENATE BILL **37**

AN ACT relative to accidental death benefit payments in the city of Manchester employees' contributory retirement system.

SPONSORS: Sen. D'Allesandro, Dist 20; Sen. DeVries, Dist 18

COMMITTEE: Executive Departments and Administration

## ANALYSIS

This bill clarifies the payment of accidental death benefits in the city of Manchester employees' contributory retirement system.

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Explanation: Matter added to current law appears in *bold italics*.

Matter removed from current law appears ~~[in brackets and struck through]~~

Matter which is either (a) all new or (b) repealed and reenacted appears in regular type.

07-0098

10/05

## STATE OF NEW HAMPSHIRE

*In the Year of Our Lord Two Thousand Seven*

AN ACT relative to accidental death benefit payments in the city of Manchester employees' contributory retirement system.

*Be it Enacted by the Senate and House of Representatives in General Court convened:*

I Manchester Retirement System; Accidental Death Benefits. Amend 1973, 218:16, I(b), as amended by 2002, 194:1 and 2003, 16:1, to read as follows:

(b) Upon the accidental death of a member the amount of the ~~[monthly]~~ *annual* benefit payable shall be equal to 50 percent of the member's final average earnings *paid in equal monthly installments*.

2 Effective Date. This act shall take effect upon its passage.





Comcast Cable  
54 Regional Drive  
Concord, NH 03301

**VIA HAND DELIVERY**

January 23, 2007

Mayor and Aldermen  
City of Manchester  
One City Hall Plaza  
Manchester, N.H. 03101

Re: Check Number 289076265, \$321,673.22

Dear Mayor and Aldermen:

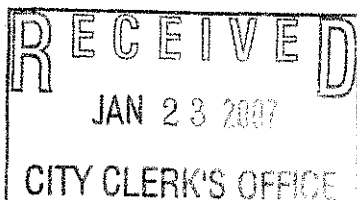
Enclosed is the Comcast franchise fee payment for the fourth quarter of 2006, along with a backup detailed accounting sheet. If you have any questions regarding this payment, please feel free to contact me at 603-224-0957 ext. 202.

City of Manchester, New Hampshire

By:

Comcast

Bryan Christiansen  
Manager of Government Relations





## COMCAST FINANCIAL AGENCY CORPORATION

A Comcast Cable Communications Group Company  
Northern Division Office  
676 Island Pond Road  
Manchester, NH 03109

## REMITTANCE ADVICE

No. 289076265

Date : 10-JAN-07

Vendor Name : MANCHESTER CITY OF

Vendor No. : 154772

INVOICE NO.	INVOICE DATE	DESCRIPTION	DISCOUNT AMOUNT	NET AMOUNT
314CR01080	08-JAN-07	2A-BN	0.00	321,673.22
TOTAL			0.00	321,673.22

THE FACE OF THIS DOCUMENT HAS A MULTI COLORED BACKGROUND - NOT A WHITE BACKGROUND



COMCAST FINANCIAL AGENCY CORPORATION  
A Comcast Cable Communications Group Company  
Northern Division Office  
676 Island Pond Road  
Manchester, NH 03109



Bank One, NA  
Columbus, OH



No. 289076265

56-1544 / 441  
675528343

Date 10-JAN-07

Void After 180 Days

Pay Three Hundred Twenty-One Thousand Six Hundred Seventy-Three  
Dollars And 22 Cents\*\*\*\*\*

\$

\*\*\*\*\*321,673.22

To  
The  
Order  
Of  
MANCHESTER CITY OF NH  
ONE CITY HALL PLAZA  
OFFICE OF THE MAYOR  
MANCHESTER, NH 03101  
United States

Authorized Signature

Authorized Signature

THE BACK OF THIS DOCUMENT CONTAINS AN ARTIFICIAL WATERMARK - HOLD AT AN ANGLE TO VIEW

SYSTEM NAME: COMCAST OF NEW ENGLAND

FRANCHISE NAME: CITY OF MANCHESTER, NH

PAID TO: CITY OF MANCHESTER

TERM: 2006 QUARTERLY

Type	REVENUE Category	OCT 06	NOV 06	DEC 06	Total 4th Qtr
Service	Basic Revenue	\$ 1,478,822.05	\$ 1,479,951.45	\$ 1,475,837.87	\$ 4,434,611.37
Service	Premium / Pay Revenue	\$ 281,746.59	\$ 301,068.01	\$ 274,006.66	\$ 856,821.26
Service	Other Revenue	\$ 189,443.29	\$ 189,907.79	\$ 187,649.04	\$ 567,000.12
Service	Digital Revenue	\$ 218,419.46	\$ 223,507.77	\$ 231,144.41	\$ 673,071.64
Service	Late Fee Revenue	\$ 8,558.77	\$ 8,522.78	\$ 8,819.18	\$ 25,900.74
SUB TOTAL SUBSCRIBER REVENUE		\$ 2,176,990.16	\$ 2,202,957.80	\$ 2,177,457.16	\$ 6,557,405.13
Non Service	Home Shopping Network	\$ -	\$ -	\$ -	\$ -
Non Service	Advertising Revenue (Local)	\$ -	\$ -	\$ -	\$ -
Non Service	Advertising Revenue (National)	\$ -	\$ -	\$ -	\$ -
Non Service	Advertising Revenue (Regional)	\$ -	\$ -	\$ -	\$ -
Non Service	Leased Access Revenue	\$ 11,716.29	\$ 9,911.43	\$ 9,091.15	\$ 30,718.87
Non Service	Bad Debt	\$ (56,396.88)	\$ (46,337.77)	\$ (51,924.99)	\$ (154,659.65)
SUB TOTAL NON SUBSCRIBER REVENUE		\$ (44,680.60)	\$ (36,426.34)	\$ (42,833.84)	\$ (123,940.78)
TOTAL REVENUE		\$ 2,132,309.57	\$ 2,166,531.46	\$ 2,134,623.32	\$ 6,433,464.35
FRANCHISE FEE %		5.00%	5.00%	5.00%	5.00%
LOB 01	Cable franchise fee	\$ 108,849.51	\$ 110,147.89	\$ 108,872.86	\$ 327,870.26
LOB 36	Ad sales franchise fee	\$ (2,234.03)	\$ (1,821.32)	\$ (2,141.69)	\$ (6,197.04)
	Fee on Fee	\$ -	\$ -	\$ -	\$ -
	Less: \$0.15/Sub/Mnth	\$ -	\$ -	\$ -	\$ -
TOTAL FRANCHISE FEE DUE		\$ 106,615.48	\$ 108,326.57	\$ 106,731.17	\$ 321,673.22

FORM A : COPY FOR TOWN (DETAIL)

F



COMCAST  
NORTHCENTRAL DIVISION

CITY OF MANCHESTER  
Period: Oct. 1, 2006 thru Dec. 31, 2006

Totals

**Totals By Service:**

Basic Service Revenue	\$ 4,434,611.37
Pay Service Revenue 1	\$ 856,821.26
Other Revenue 2	\$ 567,000.12
Digital Revenue	\$ 673,071.64
Late Fee Revenue	\$ 25,900.74
Subtotal	<u>\$6,557,405.13</u>

**Totals By Non Service:**

Leased Access Revenue	\$ 30,718.87
Less Bad Debt	\$ (154,659.65)
Subtotal	<u>(\$123,940.78)</u>

Total Gross Revenue \$6,433,464.35

Franchise Fee 4Q (5%) \$321,673.22

Franchise Fee 4Q Due \$321,673.22

- 1 - Pay Service includes all Pay Channels and Pay Per View Movie/Event revenue.  
2 - Other Revenue includes converter, remote, installation, TV Guide,  
wire maintenance and other misc. billing adjustments.

(If you have any questions regarding this payment, please call Evan Jeanes at 603-628-3748).

Authorized Comcast Representative:

Evan Jeanes

Date: 1/8/07

FORM B : COPY FOR TOWN (SUMMARY)

F

# City of Manchester New Hampshire

*In the year Two Thousand and Seven*

## A RESOLUTION

"Authorizing Bonds, Notes or Lease Purchases in the amount of Five Million Three Hundred Thousand Dollars (\$5,300,000) for the 2007 CIP 713107, Granite Street Reconstruction – Phase 3 Project."

Resolved by the Board of Mayor and Aldermen of the City of Manchester as follows:

SECTION 1. That there be and hereby is authorized under and pursuant to the Municipal Finance Act, and any other enabling authority, the issuance and sale of general obligation serial bonds, notes or lease purchases of the City in the aggregate principal amount of Five Million Three Hundred Thousand Dollars (\$5,300,000) at one time or from time to time as one or more separate bond, note or lease purchase issues for purposes stated in Section 3 of said Act, as more specifically hereinafter indicated. The bonds, notes or lease purchases of each issue shall bear the City Seal, shall be signed by the manual or facsimile signature of the Mayor, countersigned by the manual or facsimile signature of the Finance Officer and shall be payable in such annual installments as shall be determined by the Finance Officer with the approval of the Mayor. Except as otherwise provided by law and this Resolution, discretion to fix the date, maturities, denomination, place of payment, form and other details of each issue of said bonds, notes or lease purchases and of providing for the sale thereof is hereby delegated to the Finance Officer.

SECTION 2. That the proceeds of said bonds, notes or lease purchases be and they are hereby appropriated for the purpose of financing costs of the following public works and improvements of a permanent nature, hereby authorized namely,

<u>Purpose</u>	<u>Amount</u>
2007 CIP 713107, Granite Street Reconstruction – Phase 3 Project	\$5,300,000

It is hereby declared that the public works and improvements to be financed by said bonds, notes or lease purchases have a useful life in excess of 20 years.

SECTION 3. That the Finance Officer, with the approval of the Mayor, is hereby authorized to issue at one time or from time to time notes in anticipation of said bonds, notes or lease purchases and to renew or refund the same under and pursuant to and to the extent authorized by RSA 33:7a.

SECTION 4. That an amount sufficient to pay the principal of and interest on said bonds, notes or lease purchases payable in each year during which they are outstanding be and hereby is appropriated and, to the extent other funds are not available for such purpose, said amount shall be included in the tax levy for each year until the debt represented by said bonds, notes or lease purchases is extinguished.

G

# City of Manchester New Hampshire

*In the year Two Thousand and Seven*

## A RESOLUTION

“Authorizing Bonds, Notes or Lease Purchases in the amount of Five Million Three Hundred Thousand Dollars (\$5,300,000) for the 2007 CIP 713107, Granite Street Reconstruction – Phase 3 Project.”

Resolved by the Board of Mayor and Aldermen of the City of Manchester as follows:

SECTION 5. That the bonds, notes or lease purchases herein authorized may be consolidated with any other issue of bonds, notes or lease purchases heretofore or hereafter authorized, provided that the last annual installment of any such consolidated issue shall be payable not later than the date on which the last annual installment of the bonds, notes or lease purchases herein authorized must be payable pursuant to this Resolution.

SECTION 6. This Resolution shall take effect upon its passage.



# City of Manchester New Hampshire

*In the year Two Thousand and Seven*

## A RESOLUTION

"Amending the FY 2007 Community Improvement Program, authorizing and appropriating funds in the amount of Seven Thousand Three Hundred Seventy Six Dollars (\$7,376) for the FY2007 CIP 210107 Homeless Healthcare Program."

Resolved by the Board of Mayor and Aldermen of the City of Manchester as follows:

WHEREAS, the Board of Mayor and Aldermen has approved the 2007 CIP as contained in the 2007 CIP budget; and

WHEREAS, Table 1 contains all sources of State, Federal and Other funds to be used in the execution of projects; and

WHEREAS, the Board of Mayor and Aldermen wishes to accept additional grant funds from the U.S. Department of Health and Human Services Health Resources Services Administration to implement health care services for homeless persons in Manchester;

NOW, THEREFORE, be it resolved that the 2007 CIP be amended as follows:

**By increasing:**

FY2007 CIP 210107 – Homeless Healthcare Program - \$7,376 Federal  
(from \$320,000 to \$327,376)

Resolved, that this Resolution shall take effect upon its passage.

H-21

# City of Manchester New Hampshire

*In the year Two Thousand and Seven*

## A RESOLUTION

"Amending the FY 2007 Community Improvement Program, authorizing and appropriating funds in the amount of Two Thousand Six Hundred Eighty Dollars (\$2,680) for the FY2007 CIP 411007 NH Sobriety Checkpoint Program."

Resolved by the Board of Mayor and Aldermen of the City of Manchester as follows:

WHEREAS, the Board of Mayor and Aldermen has approved the 2007 CIP as contained in the 2007 CIP budget; and

WHEREAS, Table 1 contains all sources of State, Federal and Other funds to be used in the execution of projects; and

WHEREAS, the Board of Mayor and Aldermen wishes to accept additional grant funds from the State of New Hampshire Highway Safety Agency to implement sobriety checkpoints in cooperation with the NH State Police;

NOW, THEREFORE, be it resolved that the 2007 CIP be amended as follows:

**By increasing:**

FY2007 CIP 411007 – NH Sobriety Checkpoint Program - \$2,680 State  
(from \$11,000 to \$13,680)

Resolved, that this Resolution shall take effect upon its passage.

11-121

# City of Manchester New Hampshire

*In the year Two Thousand and Seven*

## A RESOLUTION

"Amending the FY 2007 Community Improvement Program, authorizing and appropriating funds in the amount of Twenty Three Thousand Nine Hundred Twenty Dollars (\$23,920) for the FY2007 CIP 411307 Project Safe Neighborhoods Program."

Resolved by the Board of Mayor and Aldermen of the City of Manchester as follows:

WHEREAS, the Board of Mayor and Aldermen has approved the 2007 CIP as contained in the 2007 CIP budget; and

WHEREAS, Table 1 contains all sources of State, Federal and Other funds to be used in the execution of projects; and

WHEREAS, the Board of Mayor and Aldermen wishes to accept grant funds from the State of New Hampshire Department of Justice to implement anti-gang enforcement efforts;

NOW, THEREFORE, be it resolved that the 2007 CIP be amended as follows:

**By increasing:**

FY2007 CIP 411307 – Project Safe Neighborhoods Program - \$23,920 State  
(from \$10,000 to \$33,920)

Resolved, that this Resolution shall take effect upon its passage.

H-21

# City of Manchester New Hampshire

*In the year Two Thousand and Seven*

## A RESOLUTION

"Amending the FY 2007 Community Improvement Program, authorizing and appropriating funds in the amount of Twenty Four Thousand Dollars (\$24,000) for the FY2007 CIP 411507 Stop Violence Against Women (VAWA) Program."

Resolved by the Board of Mayor and Aldermen of the City of Manchester as follows:

WHEREAS, the Board of Mayor and Aldermen has approved the 2007 CIP as contained in the 2007 CIP budget; and

WHEREAS, Table 1 contains all sources of State, Federal and Other funds to be used in the execution of projects; and

WHEREAS, the Board of Mayor and Aldermen wishes to accept grant funds from the State of New Hampshire Department of Justice to implement domestic violence programs;

NOW, THEREFORE, be it resolved that the 2007 CIP be amended as follows:

**By increasing:**

FY2007 CIP 411507 – Stop Violence Against Women (VAWA) Program - \$24,000 State  
(from \$100,000 to \$124,000)

Resolved, that this Resolution shall take effect upon its passage.

H + 21

# City of Manchester New Hampshire

*In the year Two Thousand and Seven*

## A RESOLUTION

"Amending the FY2007 Community Improvement Program authorizing and appropriating funds in the amount of One Million Eight Hundred Thousand Dollars (\$1,800,000) for the FY2007 CIP 610407 Housing Rehab/Lead Hazard Control Program."

Resolved by the Board of Mayor and Aldermen of the City of Manchester as follows:

WHEREAS, the Board of Mayor and Aldermen has approved the 2007 CIP as contained in the 2007 CIP budgets; and

WHEREAS, Table 1 contains all sources of State, Federal and Other funds to be used in the execution of projects; and

WHEREAS, the Board of Mayor and Aldermen wishes to allow for receipt of funds from the United States Department of Housing and Urban Development to assist the City in the reduction and elimination of lead paint hazards in Manchester housing units.

NOW, THEREFORE, be it resolved that the 2007 CIP be amended as follows:

**By increasing:**

FY2007 CIP 610407 – Housing Rehab./Lead Hazard Control Program - \$1,800,000 Federal (United States Department of Housing and Urban Development, Office of Healthy Homes and Lead Hazard Control)

From \$302,344.42(\$91,882 AHTF; \$127,387.42 HOME & \$83,075 Federal) to \$2,102,344.42 (\$91,882 AHTF; \$127,387.42 HOME; \$1,883,075 Federal)

Resolved, that this Resolution shall take effect upon its passage.

H-21



# City of Manchester New Hampshire

*In the year Two Thousand and Seven*

## A RESOLUTION

“Amending the FY2007 Community Improvement Program, authorizing and appropriating funds in the amount of Five Million Three Hundred Thousand Dollars (\$5,300,000) for the 2007 CIP 713107 Granite Street Reconstruction – Phase 3 Project.”

Resolved by the Board of Mayor and Aldermen of the City of Manchester as follows:

WHEREAS, the Board of Mayor and Aldermen has approved the 2007 CIP as contained in the 2007 CIP budget; and

WHEREAS, Table 4 contains all sources of General Obligation funds to be used in the execution of projects; and

WHEREAS, the Board of Mayor and Aldermen desires to authorize (\$5,300,000) required for the cost of the third phase of the Granite Reconstruction Project;

NOW, THEREFORE, be it resolved that the 2007 CIP be amended as follows:

**By adding:**

FY2007 CIP 713107 – Granite Street Reconstruction – Phase 3 Project - \$5,300,000 Bond

Resolved, that this Resolution shall take effect upon its passage.

H + 21

# City of Manchester New Hampshire

*In the year Two Thousand and Seven*

## A RESOLUTION

"Amending the FY 2007 Community Improvement Program, transferring, authorizing and appropriating funds in the amount of Ten Thousand Five Hundred Dollars (\$10,500) for the FY2007 CIP 811407 Manchester VISTA Initiative Program."

Resolved by the Board of Mayor and Aldermen of the City of Manchester as follows:

WHEREAS, the Board of Mayor and Aldermen has approved the 2007 CIP as contained in the 2007 CIP budget; and

WHEREAS, Table 2 contains all sources of Community Development Block Grant, Emergency Shelter and Home funds and Table 3 contains all sources of Cash funds to be used in the execution of projects; and

WHEREAS, the Board of Mayor and Aldermen desires to identify funding for the local matching share of a VISTA position; and

WHEREAS, funds originally allocated as the local share for the Health Department Refugee Case Manager are no longer required;

NOW, THEREFORE, be it resolved that the 2007 CIP be amended as follows:

**By decreasing:**

FY2007 CIP 212107 – Refugee Health Case Manager Program - \$10,500  
(\$5,500 CDBG and \$5,000 Cash)

**By increasing:**

FY2007 CIP 811407 – Manchester VISTA Initiative Program - \$10,500  
Increasing the budget from \$625,358 (\$562,900 Federal and \$62,458 Other) to \$635,858  
(\$568,400 Federal; \$62,458 Other; and \$5,000 Cash)

Resolved, that this Resolution shall take effect upon its passage.



H-21

**To the Board of Mayor and Aldermen of the City of Manchester:**

The Committee on Accounts, Enrollment and Revenue Administration respectfully advises, after due and careful consideration, that it has accepted the Board of Assessors abatement and overlay account updates and is forwarding same to the Board for informational purposes.

*(Unanimous vote with the exception of Alderman Thibault who was absent.)*

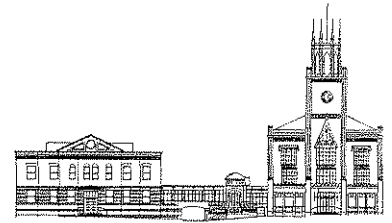
Respectfully submitted,

  
Clerk of Committee  




## CITY OF MANCHESTER Board of Assessors

One City Hall Plaza, West Wing  
Manchester, New Hampshire 03101  
Tel: (603) 624-6520 – Fax: (603) 628-6288  
Email: [assessors@ci.manchester.nh.us](mailto:assessors@ci.manchester.nh.us)  
Web: [www.ManchesterNH.Gov](http://www.ManchesterNH.Gov)



David M. Cornell, Chairman  
Thomas C. Nichols  
Stephan W. Hamilton

Christine Hanagan  
Assistant to Assessors

To: Alderman Real R. Pinard, Chairman  
Committee on Accounts  
From: Board of Assessors  
Date: January 12, 2007  
Re: Abatement and Overlay Account Update

Dear Chairman Pinard and Committee Members:

Attached you will find an update on all abatements granted from March 1, 2006, through December 30, 2006. Additionally, we are attaching a list of all cases still pending, which shows that there are 137 BTLA cases, 12 Superior Court cases, and 168 local appeals pending. The deadline to file for tax year 2006 is March 1, 2007. We do expect the total appeals for 2006 to increase significantly as we approach the deadline date. Below is a summary of all pending cases:

Appeal Venue	2003		2004		2005		2006	
	Value	# of cases	Value	# of cases	Value	# of cases	Value	# of cases
BTLA	\$13,804,400	4	\$103,708,800	37	\$214,757,400	96	\$0	0
Superior Court	0	0	\$5,713,700	5	\$73,262,100	7	\$0	0
Local Appeals	0	0			\$0	0	\$181,932,400	168
Total	\$13,804,400	4	\$109,422,500	42	\$288,019,500	103	\$181,932,400	168

### Overlay Balances

Below are the current balances of our abatement accounts:

Account #	Year	Current Balance
1210	2003	\$ 40,303.48
1206	2004	\$ 192,056.57
1205	2005	\$ 400,526.81
1204	2006	\$ 1,913,048.84
Total		\$ 2,545,935.70

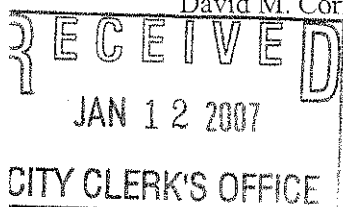
We remain available to answer any questions you may have regarding this matter.

Sincerely,

*David M. Cornell*  
David M. Cornell

*Thomas C. Nichols*  
Thomas C. Nichols

*Stephan W. Hamilton*  
Stephan W. Hamilton



## 2006 Abatelements

## All Abatelements Pending- 2006

Fiscal Year	Use Code	Status Description	Assessed Value	Location	Map	Map Cut	Lot	Lot Cut
2006	1010	PENDING	\$235,600	79 WALNUT ST	21		19	
2006	1020	PENDING	\$313,300	55 RIVERFRONT DR #116	TPK7		42	P
2006	1010	PENDING	\$243,600	188 OAK ST	45		34	
2006	1050	PENDING	\$415,400	352 PEARL ST	59		8	
2006	112	PENDING	\$990,000	1231 ELM ST	41		6	
2006	1010	PENDING	\$290,200	703 MAPLE ST	45		10	
2006	1050	PENDING	\$321,300	341 PEARL ST	67		31	
2006	1050	PENDING	\$318,000	129 SPRUCE ST	54		27	
2006	1120	PENDING	\$1,349,000	32 MYRTLE ST	39		23	
2006	1040	PENDING	\$250,900	472 MAPLE ST	48		1	
2006	1040	PENDING	\$277,600	204 PROSPECT ST	49		9	
2006	1060	PENDING	\$16,600	HAWTHORNE ST	74		22	
2006	1120	PENDING	\$2,132,400	455 UNION ST	83		15	A
2006	1310	PENDING	\$53,400	15 STRAW RD	890		14	A
2006	1040	PENDING	\$239,600	7 FOSTER AV	130		26	
2006	3260	PENDING	\$565,900	23 AMHERST ST	201		25	
2006	1050	PENDING	\$379,000	400 HEVEY ST	193		1	
2006	1040	PENDING	\$283,600	145 CARTIER ST	190		31	
2006	1050	PENDING	\$275,400	162 BLAINE ST	196		7	
2006	1010	PENDING	\$298,600	1454 UNION ST	222		5	
2006	1300	PENDING	\$111,100	1135 S BEECH ST	707		50	A
2006	1010	PENDING	\$199,600	458 LAKE AV	188		21	A
2006	1010	PENDING	\$385,200	162 HOLT AV	248		48	
2006	3220	PENDING	\$525,200	3 S BEDFORD ST	274		7	A
2006	1010	PENDING	\$214,100	604 HOWE ST	293		4	
2006	3370	PENDING	\$112,500	205 SECOND ST	314		13	
2006	1040	PENDING	\$285,900	129 ALSACE ST	309		13	
2006	1010	PENDING	\$202,500	533 SHASTA ST	292		43	
2006	1320	PENDING	\$15,500	VINTON ST	382		11	A
2006	1060	PENDING	\$99,600	WESTLAND AV	443		17	
2006	1010	PENDING	\$220,500	264 CALEF RD	532		24	
2006	1040	PENDING	\$263,100	201 TITUS AV	597		15	
2006	1010	PENDING	\$280,900	401 BLEVENS DR	624	B	49	
2006	1013	PENDING	\$174,500	95 VARNEY ST	567		1	

2006 Abatelements

Fiscal Year	Use Code	Status Description	Assessed Value	Location	Map	Map Cut	Lot	Lot Cut
2006	1010	PENDING	\$171,700	223 VARNEY ST	526		1	
2006	1050	PENDING	\$340,500	167 MAMMOTH RD	550		1	
2006	1010	PENDING	\$219,600	83 W HILLCREST AV	463		4	
2006	1010	PENDING	\$224,200	293 JOBIN DR	553		47	
2006	1010	PENDING	\$301,600	39 GERARD DR	678		46	
2006	1010	PENDING	\$170,700	172 W SHORE AV	506		31	
2006	1010	PENDING	\$168,800	143 ALLEN ST	579		64	
2006	1010	PENDING	\$248,300	1132 BRIDGE ST	726		6	
2006	1320	PENDING	\$13,200	CALEF RD	735		14	
2006	1010	PENDING	\$339,700	239 WESTLAND AV	441		1	
2006	1010	PENDING	\$196,900	51 CELESTE ST	507		7	
2006	1010	PENDING	\$343,900	161 LAKEVIEW LN	860		7	
2006	1300	PENDING	\$962,400	BODWELL RD	888		10	
2006	1120	PENDING	\$51,327,700	MILLSTONE AV	766		5	D
2006	1300	PENDING	\$90,300	ALTON ST	713		18	
2006	1300	PENDING	\$130,000	RIVERDALE AV	681		2	
2006	1010	PENDING	\$191,700	362 S BEECH ST	703		3	
2006	1120	PENDING	\$16,724,500	HOLT AV	478		2	
2006	1010	PENDING	\$244,200	16 ROSEANNE LN	711	A	6	
2006	1011	PENDING	\$497,700	227 CUSHING AV	476		18	
2006	1040	PENDING	\$282,500	180 LAVAL ST	626		35	
2006	3300	PENDING	\$19,846,000	HUSE RD	666	A	2	
2006	1010	PENDING	\$256,000	158 FOX ST	839		31	A
2006	4021	PENDING	\$129,600	728 E INDUSTRIAL PARK DR #L	727		116	
2006	3220	PENDING	\$944,500	102 HANOVER ST	201		16	
2006	1010	PENDING	\$325,700	177 HERMIT RD	888		1	C
2006	1112	PENDING	\$346,400	406 BELMONT ST	132		51	
2006	1040	PENDING	\$388,900	170 WOODLAND AV	250		22	
2006	1010	PENDING	\$216,900	127 BLAINE ST	196		14	
2006	1010	PENDING	\$231,700	111 PRESIDENT RD	841		32	A
2006	1020	PENDING	\$114,000	2 NORTHBROOK DR #201	767	A	13	
2006	1010	PENDING	\$260,100	169 BOW ST	729		3	
2006	4010	PENDING	\$20,090,400	333 HARVEY RD	721		6	
2006	1320	PENDING	\$270,900	2081 BODWELL RD	812		2	A
2006	1010	PENDING	\$250,700	377 WEBSTER ST	904		25	

2006 Abatements

Fiscal Year	Use Code	Status Description	Assessed Value	Location	Map	Map Cut	Lot	Lot Cut
2006	1010	PENDING	\$273,000	14 MONROE ST	650		19	
2006	1050	PENDING	\$228,200	61 PENNACOOK ST	13		22	
2006	1010	PENDING	\$264,900	288 OAK ST	902		25	
2006	1050	PENDING	\$311,800	458 LOWELL ST	40		24	
2006	1040	PENDING	\$213,700	62 GABRIELLE ST	925		6	
2006	1010	PENDING	\$215,200	390 ORANGE ST	61		22	
2006	1010	PENDING	\$346,200	1 SPRINGVALLEY ST	869		1	B
2006	1120	PENDING	\$1,908,200	15 PROSPECT ST	39		19	
2006	1010	PENDING	\$232,200	335 SEWALL ST	643		23	B
2006	1020	PENDING	\$190,800	1555 BODWELL RD #40	830		52	
2006	1010	PENDING	\$290,700	503 MERRIMACK ST	404		10	
2006	4021	PENDING	\$113,600	728 E INDUSTRIAL PARK DR #M	727		117	
2006	1320	PENDING	\$14,100	MAMMOTH RD	834		8	B
2006	1320	PENDING	\$14,200	MAMMOTH RD	834		8	
2006	1010	PENDING	\$348,800	17 OAK ST	24		19	
2006	1010	PENDING	\$192,000	25 THIRD ST	305		18	A
2006	1040	PENDING	\$248,500	19 MORTON ST	914		32	
2006	3320	PENDING	\$424,200	403 AMHERST ST	289		5	
2006	1010	PENDING	\$205,700	410 HANOVER ST	289		17	
2006	1010	PENDING	\$257,000	296 TARRYTOWN RD	96		53	
2006	1010	PENDING	\$285,600	232 OLD WELLINGTON RD	605		16	A
2006	1010	PENDING	\$244,900	171 DONALD ST	762		1	A
2006	1050	PENDING	\$348,800	544 MAPLE ST	119		14	
2006	1010	PENDING	\$250,000	40 RUTH AV	550		12	B
2006	1040	PENDING	\$223,600	7 LINDEN ST	26		16	A
2006	1040	PENDING	\$266,200	53 DUBUQUE ST	295		18	
2006	1020	PENDING	\$164,200	50 EDWARD J ROY DR #8	645		55	
2006	1040	PENDING	\$199,900	49 WEST ST	378		50	
2006	1010	PENDING	\$174,500	34 ALPHEUS ST	299		9	
2006	1120	PENDING	\$504,500	234 LOWELL ST	410		15	
2006	3400	PENDING	\$19,018,400	3000 GOFFS FALLS RD	750		20	
2006	322	PENDING	\$446,000	856 SOMERVILLE ST	100		35	
2006	1050	PENDING	\$326,700	425 DUBUQUE ST	178		33	
2006	1112	PENDING	\$491,000	268 SPRUCE ST	55		15	
2006	1010	PENDING	\$295,600	815 CORAL AV	224		32	

2006 Abatements

Fiscal Year	Use Code	Status Description	Assessed Value	Location	Map	Map Cut	Lot	Lot Cut
2006	1010	PENDING	\$200,600	80 BEDEL ST	451		14	
2006	1010	PENDING	\$212,500	1035 BELMONT ST	907		51	
2006	1010	PENDING	\$356,400	452 RESERVOIR AV	833		3	A
2006	1320	PENDING	\$14,400	OAK HILL AV	834		10	A
2006	1040	PENDING	\$443,200	145 RUSSELL ST	74		4	
2006	1112	PENDING	\$447,700	285 CENTRAL ST	66		25	
2006	1040	PENDING	\$267,900	371 CENTRAL ST	69		20	
2006	1010	PENDING	\$196,400	209 MCCARTHY ST	284		29	
2006	1010	PENDING	\$220,400	503 AMHERST ST	63		11	
2006	1010	PENDING	\$353,000	429 CARTIER ST	182		44	
2006	1010	PENDING	\$213,700	979 UNION ST	310		1	
2006	1060	PENDING	\$97,500	HEVEY ST	318		21	
2006	1120	PENDING	\$5,799,800	VARNEY ST	659		2	
2006	1320	PENDING	\$61,400	373 HACKETT HILL RD	766		5	C
2006	3370	PENDING	\$162,600	VALLEY ST	111		27	
2006	1010	PENDING	\$297,200	170 MORNING GLORY DR	887	B	83	
2006	1010	PENDING	\$197,600	315 MAST RD	699		5	
2006	4400	PENDING	\$456,600	SARGENT RD	750		2	
2006	1060	PENDING	\$116,400	STARK LN	738		11	A
2006	0	PENDING	\$0	ST JAMES AV	579		40	
2006	1010	PENDING	\$327,100	212 STANTON ST	507		143	
2006	1010	PENDING	\$187,800	172 WESTLAND AV	443		30	
2006	1010	PENDING	\$210,500	720 HALL ST	67		4	
2006	1010	PENDING	\$199,600	390 BRIDGE ST	81		22	
2006	1020	PENDING	\$216,700	1555 BODWELL RD #30	830		43	
2006	1010	PENDING	\$208,500	56 NASHUA ST	412		19	
2006	1020	PENDING	\$351,700	51 RIVERFRONT DR #5	105		27	
2006	1050	PENDING	\$269,400	98 WALKER ST	314		24	
2006	1010	PENDING	\$238,500	357 ST JAMES AV	579		39	
2006	1010	PENDING	\$232,600	106 WILLIAM ST	662		43	
2006	1010	PENDING	\$149,400	140 HARTT AV	486		9	
2006	1010	PENDING	\$303,400	89 KENNARD RD	541		1	A
2006	1040	PENDING	\$291,000	581 CENTRAL ST	141		16	
2006	3260	PENDING	\$351,300	250 VALLEY ST	111		26	
2006	1040	PENDING	\$319,300	61 GEORGE ST	662		9	



2006 Abatements

Fiscal Year	Use Code	Status Description	Assessed Value	Location	Map	Map Cut	Lot	Lot Cut
2006	9040	PENDING	\$2,042,400	1260 ELM ST	158		1	
2006	1300	PENDING	\$95,600	ROSEDALE AV	531		7	
2006	1010	PENDING	\$489,300	98 LAKE SHORE RD	611		8	
2006	1320	PENDING	\$121,200	BRENT ST	898		135	
2006	1020	PENDING	\$201,800	9 E MEADOW WY	887		68	
2006	1010	PENDING	\$302,100	44 HALL ST	293		39	
2006	1010	PENDING	\$210,900	50 COMEAU ST	639		39	A
2006	1010	PENDING	\$173,100	21 FOX ST	841		14	
2006	1010	PENDING	\$222,100	439 MANCHESTER ST	76		36	
2006	1010	PENDING	\$418,500	62 FLEMING ST	879	A	68	
2006	1112	PENDING	\$414,200	26 SCHOOL ST	TPK3		12	
2006	1010	PENDING	\$288,600	94 ASHLEY DR	850		8	H
2006	1010	PENDING	\$212,800	16 HARRINGTON AV	537		55	
2006	1310	PENDING	\$587,800	CANDIA RD	869		1	A
2006	1010	PENDING	\$479,100	191 OLD WELLINGTON RD	552		16	
2006	1300	PENDING	\$110,100	7 SYLVAN LN	766		126	
2006	1040	PENDING	\$289,400	828 DIX ST	80		2	
2006	1120	PENDING	\$874,200	471 MAPLE ST	407		9	
2006	1040	PENDING	\$242,700	1054 CILLEY RD	421		17	
2006	1010	PENDING	\$192,900	177 S MAMMOTH RD	704		7	
2006	1040	PENDING	\$290,200	232 CONANT ST	671		18	
2006	1112	PENDING	\$463,300	223 HAYWARD ST	270		34	
2006	1320	PENDING	\$14,200	MAMMOTH RD	834		8	A
2006	1040	PENDING	\$283,200	239 HALL ST	355		12	
2006	1300	PENDING	\$120,200	BRICKETT RD	612		1	C
2006	1010	PENDING	\$219,200	89 SUMMERSIDE AV	753		18	
2006	1010	PENDING	\$233,400	153 BILLINGS ST	443		1	
2006	1050	PENDING	\$259,300	618 PRESCOTT ST	342		10	
2006	1010	PENDING	\$173,700	1744 LAKE SHORE RD	485		4	
Total			\$182,732,000					

F

2005 Abatements

All Abatements Pending- 2005

Tax Year	Use Code	Status Description	Assessed Value	Location	Map	Map Cut	Lot	Lot Cut
2005	3530	PENDING	\$1,082,200	1505 ELM ST	8		18	
2005	3370	PENDING	\$136,100	LOWELL ST	9		5	
2005	3160	PENDING	\$328,900	330 LINCOLN ST	108		8	
2005	3160	PENDING	\$380,400	500 WILLOW ST	166		13	
2005	3380	PENDING	\$714,200	33 CENTRAL ST	168		3	
2005	3160	PENDING	\$335,800	240 CHESTNUT ST	168		14	
2005	4010	PENDING	\$601,200	223 SECOND ST	200		18	
2005	3400	PENDING	\$3,390,500	2 WALL ST	156		1	C
2005	3160	PENDING	\$42,500	HARVARD ST	265		19	A
2005	4022	PENDING	\$738,700	199 HAYWARD ST	268		10	
2005	4400	PENDING	\$52,700	124 JOLIETTE ST	309		36	
2005	3420	PENDING	\$546,500	25 S MAPLE ST	372		21	
2005	3260	PENDING	\$250,500	300 S WILLOW ST	373		3	
2005	3370	PENDING	\$104,600	172 S MAPLE ST	373		22	
2005	3320	PENDING	\$256,200	11 PROCTOR RD	514		3	
2005	4022	PENDING	\$8,100,700	655 S WILLOW ST	437		2	
2005	3310	PENDING	\$2,986,200	766 GOLD ST	438		5	A
2005	3920	PENDING	\$99,700	CANDIA RD	471		6	
2005	3220	PENDING	\$4,533,200	1100 S WILLOW ST	553		78	
2005	1120	PENDING	\$1,079,400	640 S PORTER ST	756		1	
2005	1050	PENDING	\$126,400	244 DOUGLAS ST	631		15	
2005	3230	PENDING	\$10,679,100	933 S WILLOW ST	438		11	
2005	3410	PENDING	\$732,900	41 HOOKSETT RD	910		6	
2005	3310	PENDING	\$653,000	FAIRFAX ST	840		9	
2005	3310	PENDING	\$830,400	345 FRONTAGE RD	840		22	
2005	1010	PENDING	\$76,100	243 DOUGLAS ST	631		25	
2005	1120	PENDING	\$3,606,600	195 EASTERN AV	645	A	3	
2005	4022	PENDING	\$3,331,200	140 ABBY RD	722		27	
2005	3370	PENDING	\$144,000	ABBY RD	722		28	
2005	3160	PENDING	\$2,351,200	565 GOLD ST	873		14	
2005	3910	PENDING	\$1,167,000	KELLER AV	874		12	A
2005	3300	PENDING	\$13,500,000	HUSE RD	666	A	2	
2005	1040	PENDING	\$138,100	142 ROYSAN ST	931		66	
2005	4021	PENDING	\$361,800	669 E INDUSTRIAL PARK DR	727		31	C

2005 Abatements

Tax Year	Use Code	Status Description	Assessed Value	Location	Map	Map Cut	Lot	Lot Cut
2005	4010	PENDING	\$14,799,900	333 HARVEY RD	721		6	
2005	3160	PENDING	\$4,754,400	150 DOW ST	276		7	
2005	3401	PENDING	\$923,800	779 S MAIN ST #1	654		1	A
2005	1120	PENDING	\$6,165,500	2 WOODBURY ST	332	A	2	
2005	3320	PENDING	\$975,900	445 HOOKSETT RD	916		42	
2005	1120	PENDING	\$1,654,100	158 DUNBARTON RD	789		6	
2005	4010	PENDING	\$3,384,300	55 S COMMERCIAL ST	274		8	
2005	3900	PENDING	\$38,900	124 DUNBARTON RD	789		4	
2005	1110	PENDING	\$3,398,100	CIRCLE RD	933		45	
2005	3310	PENDING	\$477,300	FOX ST	842		6	
2005	3320	PENDING	\$949,000	61 ELM ST	458		15	
2005	4022	PENDING	\$1,288,600	345 KELLEY ST	309		35	
2005	3220	PENDING	\$1,420,100	93 S MAPLE ST	372		20	
2005	4022	PENDING	\$662,000	41 UNION ST	266		20	
2005	3400	PENDING	\$671,400	25 LOWELL ST	9		7	
2005	4010	PENDING	\$687,700	749 E INDUSTRIAL PARK DR	727		1	L
2005	3400	PENDING	\$659,500	27 LOWELL ST	9		6	
2005	4020	PENDING	\$6,416,300	1 SUNDIAL AV	435		9	
2005	3240	PENDING	\$7,313,600	200 JOHN E DEVINE DR	438		4	
2005	3260	PENDING	\$856,500	1229 S WILLOW ST	438		8	
2005	3400	PENDING	\$14,665,000	3000 GOFFS FALLS RD	750		20	
2005	3400	PENDING	\$22,342,000	900 ELM ST	153		25	
2005	1120	PENDING	\$11,806,900	EASTERN AV	645	A	2	
2005	1050	PENDING	\$127,200	259 DOUGLAS ST	631		23	
2005	3220	PENDING	\$192,700	379 ELM ST	166		5	
2005	4010	PENDING	\$2,059,500	101 E INDUSTRIAL PARK DR	717		16	
2005	3300	PENDING	\$12,300,000	S WILLOW ST	666	A	1	
2005	1040	PENDING	\$140,100	154 ROYSAN ST	931		67	
2005	3370	PENDING	\$118,400	166 WEBSTER ST	910		2	
2005	1120	PENDING	\$5,056,000	EASTERN AV	645	A	4	
2005	4022	PENDING	\$1,848,000	225 PERIMETER RD	872		4	
2005	3010	PENDING	\$5,550,000	860 S PORTER ST	756		4	
2005	3410	PENDING	\$1,906,300	200 MCGREGOR ST	180		1	
2005	1120	PENDING	\$12,027,400	80 DUNBARTON RD	789		3	A
2005	1120	PENDING	\$84,000	144 DUNBARTON RD	789		5	

2005 Abatements

Tax Year	Use Code	Status Description	Assessed Value	Location	Map	Map Cut	Lot	Lot Cut
2005	3400	PENDING	\$176,700	336 LINCOLN ST	108		9	
2005	3220	PENDING	\$269,900	387 ELM ST	166		4	
2005	1040	PENDING	\$136,800	98 ROYSAN ST	931		64	
2005	3400	PENDING	\$1,017,500	787 ELM ST	116		21	
2005	316	PENDING	\$2,832,800	2028 S WILLOW ST	854		1	A
2005	4022	PENDING	\$1,668,000	300 E INDUSTRIAL PARK DR	717		1	C
2005	3310	PENDING	\$398,200	230 FRONTAGE RD	840		32	
2005	3530	PENDING	\$954,100	650 ELM ST	150		5	A
2005	1040	PENDING	\$140,600	214 ROYSAN ST	931		71	
2005	3160	PENDING	\$1,444,300	252 WILLOW ST	733		19	
2005	3300	PENDING	\$8,400,000	S WILLOW ST	666	A	12	
2005	1040	PENDING	\$139,100	184 ROYSAN ST	931		69	
2005	1040	PENDING	\$139,100	198 ROYSAN ST	931		70	
2005	322	PENDING	\$6,343,300	300 KELLER ST	874		12	
2005	3220	PENDING	\$1,347,700	555 S WILLOW ST	437		1	A
2005	3160	PENDING	\$507,100	880 PAGE ST	488		8	
2005	4022	PENDING	\$2,775,600	1111 CANDIA RD	727		16	
2005	3320	PENDING	\$1,607,400	330 MARCH AV	438		4	F
2005	1300	PENDING	\$17,200	FAIRFAX ST	840		1	
2005	3260	PENDING	\$215,400	34 TARRYTOWN RD	176		1	
2005	4400	PENDING	\$52,300	111 LAVAL ST	309		47	
2005	3380	PENDING	\$587,200	40 LAKE AV	168		13	
2005	4021	PENDING	\$522,900	140 BOUCHARD ST	721		3	A
2005	4010	PENDING	\$795,700	79 CARL DR	851		1	C
2005	4400	PENDING	\$29,300	138 JOLIETTE ST	309		37	
2005	3320	PENDING	\$893,200	1649 CANDIA RD	882		1	
2005	1040	PENDING	\$138,100	170 ROYSAN ST	931		68	
2005	3020	PENDING	\$13,900,000	700 ELM ST	150		1	
2005	3370	PENDING	\$261,800	ELM ST	156		1	A
2005	3370	PENDING	\$50,900	UNION ST	360		2	
2005	1020	PENDING	\$128,200	40 LOG ST	321		177	
2005	4030	PENDING	\$4,734,600	253 ABBY RD	510		6	
2005	1120	PENDING	\$23,530,200	VILLAGE CIRCLE WY	766		1	A
2005	3220	PENDING	\$685,900	409 ELM ST	166		1	
Total			\$ 288,019,500					

# All Abatements Pending- 2004

Tax Year	Use Code	Status Description	Assessed Value	Location	Map	Map Cut	Lot	Lot Cut
2004	4010	PENDING	\$601,200	223 SECOND ST	200		18	
2004	3400	PENDING	\$3,390,500	2 WALL ST	156		1	C
2004	1010	PENDING	\$366,600	1350 RUSSELL ST	280		77	
2004	4400	PENDING	\$52,700	124 JOLIETTE ST	309		36	
2004	1120	PENDING	\$1,079,400	640 S PORTER ST	756		1	
2004	3230	PENDING	\$10,679,100	933 S WILLOW ST	438		11	
2004	3310	PENDING	\$653,000	FAIRFAX ST	840		9	
2004	3310	PENDING	\$830,400	345 FRONTAGE RD	840		22	
2004	4022	PENDING	\$3,331,200	140 ABBY RD	722		27	
2004	3370	PENDING	\$144,000	ABBY RD	722		28	
2004	3910	PENDING	\$1,167,000	KELLER AV	874		12	A
2004	3310	PENDING	\$1,747,500	875 GOLD ST	875		13	
2004	4010	PENDING	\$14,799,900	333 HARVEY RD	721		6	
2004	3401	PENDING	\$923,800	779 S MAIN ST #1	654		1	A
2004	3320	PENDING	\$975,900	445 HOOKSETT RD	916		42	
2004	1120	PENDING	\$1,654,100	158 DUNBARTON RD	789		6	
2004	4010	PENDING	\$2,471,700	55 S COMMERCIAL ST	274		8	
2004	3900	PENDING	\$38,900	124 DUNBARTON RD	789		4	
2004	3310	PENDING	\$477,300	FOX ST	842		6	
2004	4022	PENDING	\$1,288,600	345 KELLEY ST	309		35	
2004	3220	PENDING	\$1,154,600	93 S MAPLE ST	372		20	
2004	4022	PENDING	\$662,000	41 UNION ST	266		20	
2004	4010	PENDING	\$687,700	749 E INDUSTRIAL PARK DR	727		1	L
2004	3240	PENDING	\$7,313,600	200 JOHN E DEVINE DR	438		4	
2004	3300	PENDING	\$12,300,000	S WILLOW ST	666	A	1	
2004	3410	PENDING	\$1,906,300	200 MCGREGOR ST	180		1	
2004	1120	PENDING	\$12,027,400	80 DUNBARTON RD	789		3	A
2004	1120	PENDING	\$84,000	144 DUNBARTON RD	789		5	
2004	3160	PENDING	\$293,400	700 HARVEY RD	722		6	
2004	3160	PENDING	\$353,500	696 HARVEY RD	722		6	A
2004	3310	PENDING	\$398,200	230 FRONTAGE RD	840		32	
2004	3530	PENDING	\$954,100	650 ELM ST	150		5	A
2004	3520	PENDING	\$99,500	710 HARVEY RD	722		7	
2004	322	PENDING	\$6,343,300	300 KELLER ST	874		12	
2004	4022	PENDING	\$2,775,600	1111 CANDIA RD	727		16	
2004	1300	PENDING	\$17,200	FAIRFAX ST	840		1	
2004	4400	PENDING	\$29,300	138 JOLIETTE ST	309		37	
2004	3320	PENDING	\$893,200	1649 CANDIA RD	882		1	
2004	3020	PENDING	\$13,900,000	700 ELM ST	150		1	
2004	3370	PENDING	\$261,800	ELM ST	156		1	A
2004	3370	PENDING	\$50,900	UNION ST	360		2	
2004	1010	PENDING	\$244,100	90 CRESTVIEW RD	561		90	
Total			\$109,422,500					

All Abatelements Pending- 2003

Tax Year	Use Code	Status Description	Assessed Value	Location	Map	Map Cut	Lot	Lot Cut
2003	1120	PENDING	\$1,654,100	158 DUNBARTON RD	789		6	
2003	3900	PENDING	\$38,900	124 DUNBARTON RD	789		4	
2003	1120	PENDING	\$12,027,400	80 DUNBARTON RD	789		3	A
2003	1120	PENDING	\$84,000	144 DUNBARTON RD	789		5	
Total			\$13,804,400					

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MANCHESTER, NH

Location	Map		Lot	Fiscal		Assessed	Abated		\$ Amount	\$ Interest		Total \$	
	Map	Cut Lot		Cut	Year	Status	Value	Value		Abated	Abated	Abated	Abated
142 ASH ST #1	0003	0010	A		2,005	GRANTED	151,100	134,500	471		15	486	
1015 ELM ST	0004	0002			2,005	GRANTED	1,394,800	1,154,100	6,826		278	7,105	
959 ELM ST	0004	0006			2,005	GRANTED	1,348,800	1,177,100	4,852		190	5,042	
581 UNION ST	0021	0005			2,005	GRANTED	245,500	196,400	1,392		37	1,429	
884 CLAY ST	0080	0032			2,005	GRANTED	130,500	127,400	88		3	91	
VALLEY ST	0112	0005			2,005	GRANTED	746,200	517,561	6,484		414	6,898	
733 GROVE ST	0129	0006			2,005	GRANTED	1,729,700	1,539,607	5,391		343	5,734	
744 VALLEY ST	0129	0012			2,005	GRANTED	1,729,700	1,539,607	5,391		354	5,745	
594 LAKE AV	0141	0005			2,005	GRANTED	125,000	114,900	286		9	296	
650 ELM ST	0150	0002			2,005	GRANTED	8,700,000	7,800,000	25,524		734	26,258	
20 MARKET ST	0153	0001			2,005	GRANTED	2,334,500	1,699,800	18,000		772	18,772	
848 ELM ST	0153	0023			2,005	GRANTED	1,041,900	886,119	4,418		274	4,692	
100 DOW ST	0158	0011			2,005	GRANTED	1,183,300	921,108	7,436		466	7,901	
1750 ELM ST	0164	0002			2,005	GRANTED	12,998,200	12,500,000	14,129		413	14,542	
257 ELM ST	0167	0002			2,005	GRANTED	351,800	251,500	2,845		180	3,024	
334 RIMMON ST	0195	0021			2,005	GRANTED	141,500	141,500	200		7	207	
2334 ELM ST	0210	0012			2,005	GRANTED	443,600	380,700	1,784		58	1,842	
124 PINECREST RD	0220	0009			2,005	GRANTED	299,800	252,800	1,333		85	1,418	
2932 ELM ST	0222	0088	A		2,005	GRANTED	297,500	271,000	752		33	785	
21 W RIVER DR	0226	0001			2,005	GRANTED	17,633,000	16,620,800	28,706		906	29,612	
226 SAGAMORE ST	0227	0008			2,005	GRANTED	116,000	116,000	200		9	209	
99 LODGE ST	0227	0042			2,005	GRANTED	120,400	120,400	200		7	207	
1217 PAGE ST #3	0247	0018	C		2,005	GRANTED	92,300	92,300	1,118		0	1,118	
504 SILVER ST	0265	0019			2,005	GRANTED	539,300	380,692	4,498		287	4,785	
35 PINE ST	0268	0011			2,005	GRANTED	1,368,100	1,091,400	7,847		373	8,220	
42 CAYE LN	0275	0032			2,005	GRANTED	157,300	130,000	774		14	789	
111 JOLIETTE ST	0309	0032			2,005	GRANTED	170,400	147,748	642		40	683	
45 LOG ST #2B	0321	0072			2,005	GRANTED	46,200	46,200	1,441		0	1,441	
196 S WILLOW ST	0372	0019			2,005	GRANTED	1,156,400	1,056,400	2,836		176	3,012	
467 BARTLETT ST	0388	0021			2,005	GRANTED	131,500	131,500	2,552		58	2,611	
3 DURETTE CT	0396	0003			2,005	GRANTED	180,300	151,565	815		52	867	
300 RIVER RD #211	0417	0025			2,005	GRANTED	168,300	168,300	200		7	207	
406 BROWN AV	0435	0001			2,005	GRANTED	4,926,400	3,926,400	28,360		1,832	30,192	
406 BROWN AV	0435	0001	A		2,005	GRANTED	10,083,300	8,307,800	50,353		3,195	53,548	
100 BYRON ST	0435	0009	B		2,005	GRANTED	2,249,100	1,874,000	10,635		568	11,203	
921 S WILLOW ST	0438	0015			2,005	GRANTED	1,959,000	1,738,100	6,265		388	6,653	
865 S WILLOW ST	0438	0017			2,005	GRANTED	2,534,200	2,209,200	9,217		242	9,459	
131 FOX HOLLOW WY	0468	0018	A		2,005	GRANTED	87,800	84,000	108		3	111	
113 MAMMOTH RD	0505	0018			2,005	GRANTED	1,598,500	1,318,500	7,941		520	8,460	
293 ABBY RD	0510	0007			2,005	GRANTED	477,500	232,000	6,962		314	7,276	
336 ABBY RD	0510	0012			2,005	GRANTED	1,454,700	863,000	16,781		527	17,308	
1529 CANDIA RD	0516	0001			2,005	GRANTED	135,500	124,400	315		15	329	
782 S WILLOW ST	0553	0002			2,005	GRANTED	1,147,200	1,047,200	2,836		177	3,013	
430 KEARNEY CR	0561	0036	A		2,005	GRANTED	439,200	388,800	1,429		93	1,522	
108 CAMPBELL ST	0564	0009			2,005	GRANTED	305,100	249,300	1,582		74	1,657	

# MANCHESTER, NH

Location	Map	Map Cut Lot	Lot Cut	Fiscal Year	Status	Description	Assessed		Abated		\$ Amount		\$ Interest		Total \$	
							Value	Value	Value	Value	Abated	Abated	Abated	Abated	Abated	Abated
151 LEDGEWOOD RD	0564	0012	A	2,005	GRANTED		507,700	458,500	1,395	87	1,482					
357 ST JAMES AV	0579	0039		2,005	GRANTED		136,100	136,100	200	9	209					
38 BISMARCK ST	0593	0022		2,005	GRANTED		117,600	117,600	200	5	205					
77 DEWEY ST	0615	0013		2,005	GRANTED		97,100	95,400	48	0	48					
82 HOLMES DR	0624	0091		2,005	GRANTED		138,600	134,900	105	2	107					
495 OLD WELLINGTON RD	0645	0010		2,005	GRANTED		3,906,200	3,500,000	11,520	680	12,200					
581 WELLINGTON HILL RD	0645	0043		2,005	GRANTED		21,184,600	20,592,000	16,806	503	17,309					
377 WHITTINGTON ST	0645	B 0165		2,005	GRANTED		182,900	171,700	318	10	328					
249 GAY ST	0651	A 0004	A	2,005	GRANTED		876,300	710,100	4,713	206	4,920					
2456 BROWN AV	0651	A 0010		2,005	GRANTED		1,565,000	1,047,700	14,001	884	14,885					
174 RIVERDALE AV	0680	0003	A	2,005	GRANTED		180,300	169,400	309	7	316					
60 FILIPS GLEN DR	0682	0047		2,005	GRANTED		258,900	190,000	1,954	69	2,023					
118 SHERWOOD DR	0688	0095		2,005	GRANTED		122,600	122,600	200	7	207					
155 AGNES ST	0693	0055		2,005	GRANTED		8,711,200	7,060,500	46,814	2,663	49,476					
52 ELM ST	0708	0001		2,005	GRANTED		913,000	760,285	4,331	75	4,406					
50 ELM ST	0708	0002		2,005	GRANTED		225,400	212,300	372	6	378					
299 PEPSI RD	0717	0011		2,005	GRANTED		1,899,400	1,600,000	8,491	248	8,739					
370 E INDUSTRIAL PARK DR	0717	0015		2,005	GRANTED		964,500	664,200	8,517	543	9,060					
491 E INDUSTRIAL PARK DR #2	0717	0023	A	2,005	GRANTED		444,000	330,000	3,233	145	3,378					
100 WILLIAM LOEB DR	0717	0024	A	2,005	GRANTED		10,400,000	8,416,000	56,266	3,459	59,725					
BOUCHARD ST	0721	0001		2,005	GRANTED		1,996,300	1,233,600	21,630	398	22,028					
315 BOUCHARD ST	0721	0001	A	2,005	GRANTED		2,264,600	1,459,600	22,830	1,445	24,275					
160 BOUCHARD ST	0721	0003		2,005	GRANTED		711,600	489,005	6,313	370	6,683					
1 BOUCHARD ST	0721	0005		2,005	GRANTED		2,453,700	1,767,792	19,452	1,231	20,683					
7 PERIMETER RD	0721	0010	A	2,005	GRANTED		4,827,400	3,700,000	31,973	1,409	33,382					
3 PERIMETER RD	0721	0014	A	2,005	GRANTED		1,889,400	1,367,600	14,798	669	15,467					
61 CROTEAU CT	0724	0007		2,005	GRANTED		1,682,800	4,527,000	11,194	685	11,878					
1132 BRIDGE ST	0726	0006		2,005	GRANTED		151,500	151,500	200	7	207					
850 E INDUSTRIAL PARK DR	0727	0023	B	2,005	GRANTED		1,282,800	1,045,111	6,741	426	7,166					
901 CANDIA RD	0727	0024	D	2,005	GRANTED		1,796,700	1,333,700	13,131	833	13,964					
639 PROCTOR RD	0727	0125		2,005	GRANTED		247,100	205,000	1,194	43	1,237					
89 CALEF RD	0735	0001		2,005	GRANTED		694,800	515,573	5,083	329	5,412					
46 RIVER BIRCH CR	0766	0103		2,005	GRANTED		228,100	215,400	360	12	372					
25 GREENVIEW DR	0767	0003	C	2,005	GRANTED		10,413,600	9,540,000	24,775	766	25,541					
138 GOLF VIEW DR	0767	0069	C	2,005	GRANTED		156,200	156,200	227	0	227					
1370 FRONT ST	0768	0034		2,005	GRANTED		4,066,500	3,719,300	9,847	304	10,151					
278 GREELEY ST	0789	0047		2,005	GRANTED		143,900	128,400	440	13	452					
15 TAMARACK CT	0793	0019	A	2,005	GRANTED		156,000	144,900	315	14	329					
9050 S WILLOW ST	0796	0001		2,005	GRANTED		2,152,800	1,800,000	10,005	357	10,362					
1211 S MAMMOTH RD	0796	0007		2,005	GRANTED		1,156,100	851,549	8,637	537	9,174					
69 COUNTRY WALK DR	0803	0030	A	2,005	GRANTED		233,200	222,400	306	13	320					
2075 S WILLOW ST	0845	0001		2,005	GRANTED		2,107,600	1,850,200	7,300	469	7,769					
850 PERIMETER RD	0848	0001		2,005	GRANTED		1,979,700	1,735,800	6,917	206	7,123					
975 PERIMETER RD	0848	0007	C	2,005	GRANTED		6,823,400	4,143,600	75,999	4,647	80,647					
1000 PERIMETER RD	0848	0011		2,005	GRANTED		6,647,900	6,283,800	10,326	631	10,957					

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MANCHESTER, NH

Location	Map		Lot		Fiscal		Assessed		Abated		\$ Amount		\$ Interest		Total \$	
	Map	Cut Lot	Cut	Cut	Year	Status	Descript	Value	Value	Value	Abated	Abated	Abated	Abated	Abated	Abated
700 HUSE RD	0852	0002	D		2,005	GRANTED		5,800,000		4,057,200	24,242	1,435	1,435	25,677		
586 HUSE RD	0852	0002	F		2,005	GRANTED		4,300,000		4,057,200	6,886	412	412	7,298		
205 LAKEVIEW LN	0860	0006			2,005	GRANTED		268,000		263,700	122	2	2	124		
63 EUGENE ST	0861	0029			2,005	GRANTED		120,400		119,200	34	2	2	36		
30 ALADDIN ST	0868	0087			2,005	GRANTED		181,600		177,100	128	6	6	133		
1064 GOFFS FALLS RD	0872	0003			2,005	GRANTED		2,840,500		2,249,057	16,733	1,129	1,129	17,862		
143 FRONTAGE RD	0873	0015			2,005	GRANTED		864,900		666,600	5,624	352	352	5,976		
70 KELLER ST	0874	0001			2,005	GRANTED		2,592,500		1,877,300	19,999	1,276	1,276	21,275		
1279 S WILLOW ST	0875	0010			2,005	GRANTED		4,049,200		3,700,000	9,903	630	630	10,533		
725 GOLD ST	0875	0015			2,005	GRANTED		7,260,000		5,230,000	57,571	2,934	2,934	60,505		
41 MEETINGHOUSE LN	0887	0044	B		2,005	GRANTED		156,600		156,600	2,441	0	0	2,441		
900 CANDIA RD	0893	0003			2,005	GRANTED		427,000		301,562	3,557	223	223	3,780		
880 CANDIA RD	0893	0004			2,005	GRANTED		1,284,800		1,127,100	4,472	280	280	4,752		
920 CANDIA RD	0893	0008	A		2,005	GRANTED		911,000		623,311	8,159	518	518	8,677		
370 BRENT ST	0897	0025			2,005	GRANTED		120,200		116,800	96	2	2	98		
101 CARNEGIE ST	0903	0028			2,005	GRANTED		235,100		214,200	752	33	33	784		
228 SALMON ST	0903	0050			2,005	GRANTED		102,100		102,100	2,552	82	82	2,634		
151 SHAW ST	0912	0001			2,005	GRANTED		224,000		197,300	757	15	15	772		
66 KEYSTONE RD	0920	0013			2,005	GRANTED		116,400		110,900	156	5	5	161		
51 MURPHY ST	0923	0032	A		2,005	GRANTED		143,700		134,200	269	4	4	274		
270 DAY ST	0926	0019			2,005	GRANTED		177,500		167,900	272	7	7	280		
99 EDDY RD	TPK5	0006			2,005	GRANTED		1,096,000		946,000	4,254	131	131	4,385		

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# MANCHESTER, NH

Location	Map	Map		Lot	Fiscal	Year	Status	Description	Assessed		Abated	Value		Abated	\$ Amount		Interest	Total \$	
		Cut	Lot						Value	Value		Value	Value		Abated	Abated		Abated	Abated
1015 ELM ST	0004	0002			2,004	GRANTED			1,394,800	1,154,100		6,720	525		7,245				
VALLEY ST	0112	0005			2,004	GRANTED			746,200	565,062		5,057	614		5,671				
733 GROVE ST	0129	0006			2,004	GRANTED			1,729,700	1,680,910		1,362	168		1,530				
744 VALLEY ST	0129	0012			2,004	GRANTED			1,729,700	1,680,910		1,362	168		1,530				
350 ELM ST	0150	0002			2,004	GRANTED			8,700,000	8,100,000		16,752	1,471		18,223				
100 DOW ST	0158	0011			2,004	GRANTED			1,183,300	1,005,645		4,960	602		5,562				
1750 ELM ST	0164	0002			2,004	GRANTED			12,998,200	11,800,000		33,454	2,931		36,385				
226 SAGAMORE ST	0227	0008			2,004	GRANTED			116,000	116,000		150	16		166				
304 SILVER ST	0265	0019			2,004	GRANTED			539,300	415,631		3,453	423		3,876				
35 PINE ST	0268	0011			2,004	GRANTED			1,368,100	1,184,900		5,145	518		5,663				
111 JOLIETTE ST	0309	0032			2,004	GRANTED			170,400	161,308		254	31		285				
406 BROWN AV	0435	0001			2,004	GRANTED			4,926,400	3,926,400		27,920	3,451		31,371				
406 BROWN AV	0435	0001	A		2,004	GRANTED			10,083,300	8,861,800		34,104	4,177		38,281				
365 S WILLOW ST	0438	0017			2,004	GRANTED			2,534,200	2,341,100		5,391	473		5,865				
113 MAMMOTH RD	0505	0018			2,004	GRANTED			1,598,500	1,453,500		4,048	491		4,540				
336 ABBY RD	0510	0012			2,004	GRANTED			1,454,700	942,100		14,312	903		15,215				
130 KEARNEY CR	0561	0036			2,004	GRANTED			439,200	404,300		974	120		1,095				
151 LEDGEWOOD RD	0564	0012	A		2,004	GRANTED			509,500	460,300		1,374	166		1,540				
357 ST JAMES AV	0579	0039			2,004	GRANTED			136,100	136,100		150	16		166				
381 WELLINGTON HILL RD	0645	0043			2,004	GRANTED			21,184,600	20,934,600		6,980	612		7,592				
249 GAY ST	0651	0004	A		2,004	GRANTED			876,300	742,300		3,741	389		4,131				
155 AGNES ST	0693	0055			2,004	GRANTED			8,711,200	7,708,500		27,995	1,615		29,611				
32 ELM ST	0708	0001			2,004	GRANTED			913,000	830,063		2,316	40		2,356				
299 PEPSI RD	0717	0011			2,004	GRANTED			1,899,400	1,700,000		5,567	483		6,050				
370 E INDUSTRIAL PARK DR	0717	0015			2,004	GRANTED			964,500	725,200		6,681	818		7,499				
100 WILLIAM LOEB DR	0717	0024	A		2,004	GRANTED			10,400,000	9,136,000		35,291	4,177		39,468				
BOUCHARD ST	0721	0001			2,004	GRANTED			1,996,300	1,339,100		18,349	1,605		19,954				
315 BOUCHARD ST	0721	0001	A		2,004	GRANTED			2,264,600	2,079,600		5,165	644		5,810				
1 BOUCHARD ST	0721	0005			2,004	GRANTED			2,453,700	1,930,037		14,621	1,824		16,445				
3 PERIMETER RD	0721	0014	A		2,004	GRANTED			1,889,400	1,484,600		11,302	1,185		12,487				
350 E INDUSTRIAL PARK DR	0727	0023	B		2,004	GRANTED			1,282,800	1,141,029		3,958	484		4,442				
ROBERT HALL RD	0816	0041			2,004	GRANTED			49,300	0		1,376	129		1,506				
350 PERIMETER RD	0848	0001			2,004	GRANTED			1,979,700	1,885,800		2,622	235		2,857				
1064 GOFFS FALLS RD	0872	0003			2,004	GRANTED			2,840,500	2,455,471		10,750	1,297		12,047				
143 FRONTAGE RD	0873	0015			2,004	GRANTED			864,900	705,800		4,442	544		4,986				
1279 S WILLOW ST	0875	0010			2,004	GRANTED			4,049,200	3,873,700		4,900	599		5,499				
725 GOLD ST	0875	0015			2,004	GRANTED			7,260,000	5,358,000		53,104	6,311		59,415				
300 CANDIA RD	0893	0003			2,004	GRANTED			427,000	329,239		2,729	334		3,063				
380 CANDIA RD	0893	0004			2,004	GRANTED			1,284,800	1,171,600		3,161	387		3,547				
320 CANDIA RD	0893	0008	A		2,004	GRANTED			911,000	680,518		6,435	781		7,216				
39 EDDY RD	TPK5	0006			2,004	GRANTED			1,096,000	1,026,000		1,954	180		2,134				

# MANCHESTER, NH

Location	Map	Map		Lot	Fiscal	Year	Status	Descript	Assessed		Abated	\$ Amount		\$ Interest		Total \$	
		Cut	Lot						Value	Value		Abated	Value	Abated	Value	Abated	Value
35 PINE ST	0268		0011			2,003	GRANTED		1,368,100	1,350,800		457		76		533	
249 GAY ST	0651	A	0004	A		2,003	GRANTED		876,300	813,800		1,650		275		1,925	
299 PEPSI RD	0717		0011			2,003	GRANTED		1,899,400	1,750,000		3,944		577		4,521	
BOUCHARD ST	0721		0001			2,003	GRANTED		1,996,300	1,526,700		12,397		1,802		14,199	
3 PERIMETER RD	0721		0014	A		2,003	GRANTED		1,889,400	1,692,600		5,196		869		6,065	
725 GOLD ST	0875		0015			2,003	GRANTED		7,260,000	5,859,000		36,986		6,694		43,680	


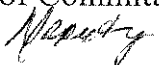
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**To the Board of Mayor and Aldermen of the City of Manchester:**

The Committee on Accounts, Enrollment and Revenue Administration respectfully advises, after due and careful consideration, that it has accepted the Internal Audit Report of the Finance Department-Treasury and is forwarding same to the Board for informational purposes.

*(Unanimous vote with the exception of Alderman Thibault who was absent.)*

Respectfully submitted,

  
Clerk of Committee  






**City of Manchester  
Office of the Independent Auditor**

One City Hall Plaza, West Wing  
Manchester, New Hampshire 03101  
Phone: (603) 624-6523  
Fax: (603) 624-6528

December 11, 2006

Committee on Accounts, Enrollment and Revenue Administration  
C/o Mr. Leo Bernier  
City Clerk  
One City Hall Plaza  
Manchester, NH 03101

Dear Honorable Committee Members,

*The status of current audits is as follows:*

**Finance Department-Treasury**

Internal Controls examination and evaluation. Report attached

**EPD**

Financial and Compliance audit currently in planning stage.

**Future Planned Audits**

Police Department

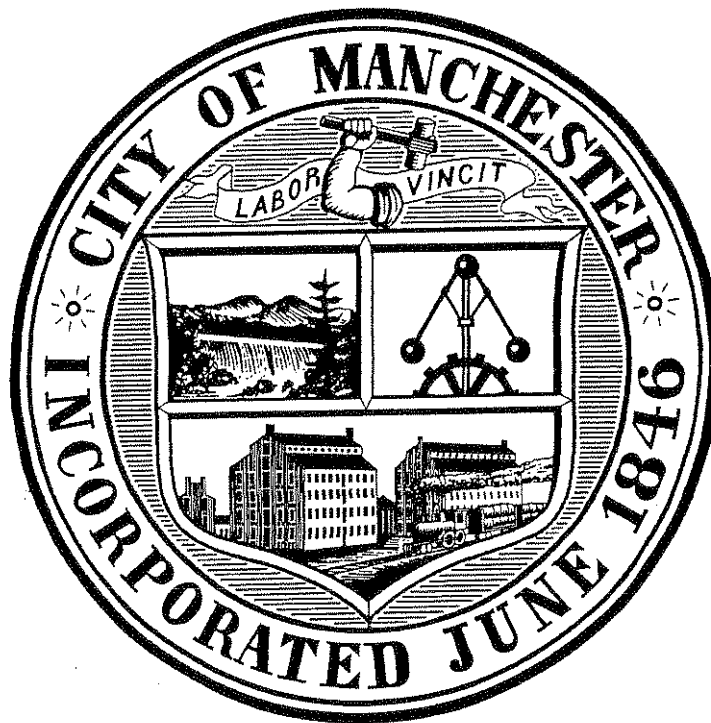
Respectfully Submitted,

Kevin M. Buckley  
Independent City Auditor

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# **INTERNAL AUDIT REPORT**

## **CITY OF MANCHESTER NEW HAMPSHIRE**



City of Manchester  
City Treasury  
Internal Controls and Compliance  
Fiscal Year 2006

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Prepared by  
Office of the Independent Auditor

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**INTERNAL AUDIT REPORT  
CITY OF MANCHESTER, NEW HAMPSHIRE  
CITY TREASURY  
FOR THE FISCAL YEAR ENDED JUNE 30, 2006**

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City of Manchester  
Office of the Independent City Auditor

One City Hall Plaza  
Manchester, New Hampshire 03101  
Phone: (603) 624-6460  
Fax: (603) 624-6549

*Committee on Accounts, Enrollment and Revenue Administration  
City of Manchester, New Hampshire  
Honorable Aldermen: Smith, Shea, Guinta, Osborne, and Thibault*

Dear Honorable Committee Members:

At the beginning of FY 2006 a risked based audit plan was developed. This is the third audit in that plan.

The audit originally was a financial and compliance audit that covered the 18 months ended December 31, 2005 and included an evaluation and testing of certain internal controls in place during the audit period. Due to other obligations the audit was put on hold and the audit period changed to fiscal year 2006. After preliminary analysis of the internal control structure in place at the agency it was decided that the audit would only test the internal control structure to determine if it was working as designed and test compliance with selected laws, rules and regulations.

The audit procedures began with a documentation and evaluation of the internal control structure in place during the audit period. The audit also looked at State and City laws and regulations in force during the audit periods and those that were determined to have a material effect on the office were tested for compliance. Samples of expenditure and revenue transactions were tested to determine if the control points noted in the preliminary evaluation were in place and working as designed during the audit period.


Financial information was only tested for reasonableness using analytic review procedures. Financial information was not audited in order to express an opinion of the financial activity of the department in this audit.



### Conclusion

My test work revealed no instances of errors or irregularities or non-compliance with laws and regulations that would have a material affect on the financial statements. The internal control structure appears to be adequate to ensure that errors or fraud that could be material to the financial statements would be detected by employees in a timely manner during the normal course of their work.

The draft audit report was sent to the Interim Finance Officer for his review and comment. There were no written observations generated during the course of the audit. We appreciate the courtesy and cooperation of the staff and administration of the Finance Department on this assignment.



Kevin M. Buckley CPA  
Independent City Auditor

November 2, 2006

## INTRODUCTION

### AUDIT BACKGROUND

At the January 2005 meeting of the Committee on Accounts, Enrollment & Revenue Administration it was requested that a financial related audit of the City Treasury be conducted. The Independent City Auditor of the City of Manchester has been designated by city charter and local ordinance with the authority to conduct such examinations and audits.

The audit was conducted in accordance with standards applicable to financial and compliance audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States.

### AUDIT SCOPE AND OBJECTIVES

The reporting entity and scope of this audit was The City Treasury for the fiscal year ended June 30, 2006. The primary objective of the audit was to express an opinion on the effectiveness of the internal control structure in place during the audit period as well as the Office's compliance with certain provisions of applicable State and City laws, rules, regulations and contract provisions.

The following report describes the results of the audit of the City Treasury.

The result of our testing and report on compliance and on internal control over financial reporting is included in the report that follows.

### ORGANIZATION

The City Treasury is an office of the Finance Department that was established under the current charter section 3.02 and Code of Ordinances section 35.015. The Department is headed by the Finance Officer who is nominated and appointed by the Board of Mayor and Aldermen. The Finance Officer has no set term and can only be removed by a vote of 9 Aldermen. The Finance Officer is, by City Charter, the Treasurer for the City of Manchester. The Finance Officer has delegated these duties to a Deputy Finance Officer, who is an employee of the City of Manchester hired by the Finance Officer.

At June 30, 2006 in addition to the appointed Finance Officer, the Finance Department employed thirteen full-time employees and one part-time employee. Five of these employees work in the City Treasury. Average longevity with the City at June 30, 2006 was 9.02 years for the Finance Department as a whole and 11.66 years for the Treasury employees. The top three employees, Finance Director, Deputy Finance Director and Second Deputy Finance Director (Treasurer) have worked for the City 17.83, 22.08 and 42.83 years respectively. On October 27, 2006 the Finance Director retired and the Second Deputy Finance Director was appointed as the interim Director.

## RESPONSIBILITIES

The Treasury Office is responsible for the following functions and activities:

- Custodian of all monies and funds belonging to the City
- Reconciliation of all bank funds and cash receipts
- Fosters good banking relationships for the City
- Analyze and manages short-term and long-term cash flow requirements
- Maximizes return of city investments
- Coordinates and monitors cash needs for investment and debt activity
- Develops long-term debt plan including arbitrage calculations, rating agency relations and disclosure reporting
- Prepares investment policy covering the management of all city funds
- Evaluates revenue projections for each revenue bond issue
- Acts as administrative oversight of trust funds and prepares regular reports of trust fund activity

## FUNDING

The financial activity of the City Treasury is accounted for in the City's General Fund. A summary of the Office's revenues and expenditures for the Fiscal Year ended June 30, 2006 is shown in the schedule below.

### Summary of Revenues and Expenditures Fiscal Year 2006

	<u>General Fund</u>
Revenues	\$ 11,749,762
Expenditures	<u>\$ 437,281</u>
Excess (Deficiency) Of Revenues Over (Under) Expenditures	<u>\$ 11,312,481</u>

## REVENUES

During fiscal year 2006 the City Treasury collected a third of its revenue from the City's share of State revenue sharing and Room and Meals tax. During FY 2006 another third of its revenue was derived from the sale of capital assets, most of which came from the sale of the Center of New Hampshire garage. The sale of capital assets are deposited into a one-time revenue account used for the purchase of new capital assets.

## EXPENDITURES

During fiscal year 2006 salaries and benefits make up 62% of all expenditures and management services make up an additional 28%.



City of Manchester  
Office of the Independent City Auditor

One City Hall Plaza  
Manchester, New Hampshire 03101  
Phone: (603) 624-6460  
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## **Auditor's Report on Compliance and On Internal Control over Financial Reporting**

*To the Committee on Accounts, Enrollment and Revenue Administration:*

I have performed an examination of the internal control structure in place at the City of Manchester, City Treasury; an office of the Finance Department of the City of Manchester, for the fiscal year ended June 30, 2006 and has issued my report thereon dated November 2, 2006. I conducted my examination in accordance with auditing standards applicable to attestation engagements contained in *Government Auditing Standards*, Issued by the Comptroller General of the United States.

### Compliance

As part of obtaining reasonable assurance about whether the City of Manchester, City Treasury's internal control structure is sufficient to ensure that financial transactions are collected summarized and reported in accordance with managements intentions, I performed tests of its compliance with certain provisions of laws, rules, regulations and contracts, noncompliance with which could have a direct and material effect on the determination of financial reporting objectives. However, providing an opinion on compliance with those provisions was not an object of my audit, and accordingly, I do not express such an opinion. The results of my tests disclosed no instances of noncompliance that are required to be reported under *Government Auditing Standards*.


### Internal Control Over Financial Reporting

In planning and performing my audit, I considered the City of Manchester, City Treasury's internal control over financial reporting in order to determine my auditing procedures for the purpose of determining if the internal control structure is sufficient to ensure that financial transactions are collected summarized and reported in accordance with managements intentions and to provide assurance on the internal control over financial reporting. I noted no matters involving the internal control over financial reporting and its operation that I consider to be reportable conditions. Reportable conditions involve matters coming to my attention relating to significant deficiencies in the design or operation of the internal control over financial reporting

that, in my judgement, could adversely affect the Treasury Office's ability to record, process, summarize and report financial data consistent with the assertions of management.

A material weakness is a condition in which the design or operation of one or more of the internal control components does not reduce to a relatively low level the risk that misstatements in amounts that would be material in relation to the financial statements being audited may occur and not be detected within a timely period by employees in the normal course of performing their assigned functions. My consideration of internal control over financial reporting would not necessarily disclose all matters in the internal control system that might be reportable conditions and, accordingly, would not necessarily disclose all reportable conditions that are also considered to be material weaknesses.

This auditor's report on compliance and on internal control over financial reporting is intended for the information of the management of the City of Manchester, City Treasury and the Committee on Accounts, Enrollment and Revenue Administration and is not intended to be used by anyone other than these specified parties.



Kevin M, Buckley CPA  
Independent City Auditor

November 2, 2006

**To the Board of Mayor and Aldermen of the City of Manchester:**

The Committee on Accounts, Enrollment and Revenue Administration respectfully advises, after due and careful consideration, that it has accepted the City's Monthly Financial Statements (unaudited) for the six months ended December 31, 2006 for FY2007 and is forwarding same to the Board for informational purposes.

(Note: available for viewing at the Office of the City Clerk and previously forwarded to the Mayor and Aldermen.)

*(Unanimous vote with the exception of Alderman Thibault who was absent.)*

Respectfully submitted,

  
Clerk of Committee  


K

## To the Board of Mayor and Aldermen of the City of Manchester:

The Committee on Accounts, Enrollment and Revenue Administration respectfully advises, after due and careful consideration, that it has accepted the following Finance Department reports:

- a) department legend;
- b) open invoice report over 90 days by fund;
- c) open invoice report all invoices for interdepartmental billings only;
- d) open invoice report all invoices due from the School Department only;
- e) listing of invoices submitted to City Solicitor for legal determination; and
- f) accounts receivable summary.

and is forwarding same to the Board for informational purposes.

(Note: available for viewing at the Office of the City Clerk and previously forwarded to the Mayor and Aldermen.)

*(Unanimous vote with the exception of Alderman Thibault who was absent.)*

Respectfully submitted,

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Clerk of Committee

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**To the Board of Mayor and Aldermen of the City of Manchester:**

The Committee on Accounts, Enrollment and Revenue Administration respectfully advises, after due and careful consideration, that the 2<sup>nd</sup> quarter FY2007 write off list for the accounts receivable module be approved.

*(Unanimous vote with the exception of Alderman Thibault who was absent.)*

Respectfully submitted,

  
Clerk of Committee  


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City of Manchester  
Department of Finance

One City Hall Plaza  
Manchester, New Hampshire 03101  
(603) 624-6460  
Fax: (603) 624-6549

January 16, 2007

Committee on Accounts, Enrollment and Revenue Administration  
C/O Mr. Leo Bernier, City Clerk  
One City Hall Plaza  
Manchester NH 03101

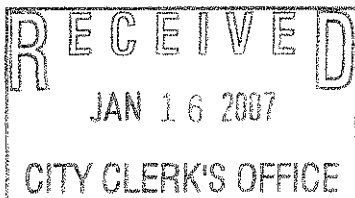
Dear Honorable Committee Members,

Attached is the 2nd quarter fiscal year 2007 write off list for the Accounts Receivable module. Most of these items have already been sent to collections and have been determined to be uncollectable. We request authorization to write these receivables off.

Please let me know if you have any questions or require further information.

Respectfully submitted,

Sharon Wickens  
Financial Analyst II  
Enc.



Department of Finance  
Accounts Receivable  
2nd Quarter FY07  
Write Off Submission

Dept	Customer Name	Cust #	Invoice #	Invoice Date	Original Amount	Open Amount	Sent to CCS Collections	Acct Closed by CCS	CCS Reason Acct Closed	Explanation
arks	Gary Schunemann	9750	9862981	2/1/2005	\$230.00	\$230.00	4/10/2006	10/13/2006	USA	Invalid phone number and address: responsible party could not be located
hwy	John J. Parent	10395	9873991	1/23/2006	\$425.00	\$425.00	5/26/2006	10/17/2006	AEX	All efforts exhausted after full service recovery program.
hwy	Thomas J. English Jr	10384	9873599	1/6/2006	\$20.00	\$20.00	5/16/2006	10/21/2006	AEX	All efforts exhausted after full service recovery program.
hwy	Robert J. McKechnie	10425	9874230	2/13/2006	\$57.00	\$57.00	6/12/2006	11/3/2006	USA	Invalid phone number and address: responsible party could not be located
hwy	Fred High Jr.	10508	9875559	4/3/2006	\$74.00	\$74.00	8/11/2006	11/26/2006	USA	Invalid phone number and address: responsible party could not be located
and	Grace Fire Baptized Church	7416	9833597	6/7/2002	\$672.00	\$672.00	5/22/2006	12/31/2006	AEX	All efforts exhausted after full service recovery program.
affic	Brian Green	9710	9864385	3/22/2005	\$70.00	\$30.50	2/24/2006	10/21/2006	AEX	All efforts exhausted after full service recovery program.
affic	Brian Green	9710	9865166	4/20/2005	\$70.00	\$70.00	2/24/2006	10/21/2006	AEX	All efforts exhausted after full service recovery program.
affic	Brian Green	9710	9865999	5/19/2005	\$70.00	\$70.00	2/24/2006	10/21/2006	AEX	All efforts exhausted after full service recovery program.
affic	Brian Green	9710	9865899	6/21/2005	\$70.00	\$70.00	2/24/2006	10/21/2006	AEX	All efforts exhausted after full service recovery program.
						<u>\$1,718.50</u>				

EX - All Efforts Exhausted

IF - Settled in Full

SA - Unserviceable Address/Invalid Phone Number

33

**To the Board of Mayor and Aldermen of the City of Manchester:**

The Committee on Community Improvement respectfully recommends, after due and careful consideration, that amending resolutions and budget authorizations for projects be approved as follows:

210107 Homeless Health Care \$7,376  
411007 NH Sobriety Checkpoint \$2,680  
411307 Project Safe Neighborhoods \$23,920  
411507 Stop violence Against Women \$24,000  
610407 Housing Rehab/Lead Hazard Control \$1,800,000  
811407 Manchester VISTA Initiative \$10,500 (transfer from another project)

and for such purpose resolutions and budget authorizations have been submitted.

*(Unanimous vote)*

Respectfully submitted,



Clerk of Committee



N

**To the Board of Mayor and Aldermen of the City of Manchester:**

The Committee on Community Improvement respectfully recommends, after due and careful consideration, that the Board authorize expenditure of funds in the amount of \$5,300,000 for the 2007 CIP 713107, Granite Street Reconstruction – Phase 3 Project, and for such purpose resolutions and a budget authorization have been submitted.

*(Aldermen Garrity, O'Neil, Osborne and Duval voted yea, Alderman Gatsas was recorded in opposition.)*

Respectfully submitted,

  
Clerk of Committee  


0

**To the Board of Mayor and Aldermen of the City of Manchester:**

The Committee on Community Improvement respectfully recommends, after due and careful consideration, that the administering agency for Parking & Traffic Improvements #710905 be revised from Traffic Department to Parking Division/Highway and for such purpose a budget authorization has been submitted.

*(Unanimous vote)*

Respectfully submitted,



Clerk of Committee



**To the Board of Mayor and Aldermen of the City of Manchester:**

The Committee on Community Improvement respectfully recommends, after due and careful consideration, that a request of Public Works Director Thomas to change the official name of Jennas Way to Jenna Way be granted and approved.

*(Unanimous vote.)*

Respectfully submitted,



Clerk of Committee



Q



**City of Manchester  
Department of Highways**

227 Maple Street  
Manchester, New Hampshire 03103-5596  
(603) 624-6444 Fax # (603) 624-6487

**Commission**

Edward J. Beleski  
- Chairman  
Joan Flurey  
William F. Houghton Jr.  
Robert R. Rivard  
William A. Varkas

Frank C. Thomas, P.E.  
Public Works Director

Kevin A. Sheppard, P.E.  
Deputy Public Works Director

November 22, 2006

Community Improvement Committee of the Board of Mayor and Aldermen  
City Hall  
c/o Leo R. Bernier, City Clerk  
One City Hall Plaza  
Manchester, New Hampshire 03101

RE: RENAMEING JENNAS WAY TO JENNA WAY

Dear Committee Members,

We have reviewed the submitted request for a name change of the private street currently known as Jennas Way and found:

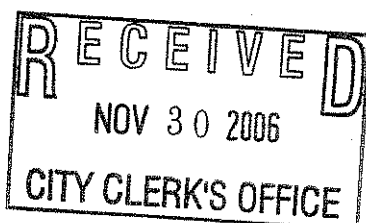
Plans of the development recorded at the Hillsborough County Registry of Deeds reference the street as Jennas Way.

The original documentation filed with the Planning Department refers to the street as Jennas Way.

The City GIS mapping shows the name as Jennas Way

The Assessors Office lists the properties as being on Jennas Way

This request has been submitted to the Planning Department, Fire Department, Police Department, Assessors Department, Traffic Department, Building Department, the Water Works, and no objections have been raised.



Q



The Highway Department supports the Association's request to change the official name of the street to Jenna Way. This name change does not change the status of the street from private to public.

Sincerely,

A handwritten signature in cursive script, appearing to read "Frank Thomas".

Frank Thomas, P.E.  
Public Works Director

MJM

cc: File


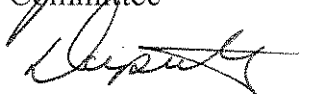
A handwritten capital letter "Q" with a small tail at the bottom right.

**To the Board of Mayor and Aldermen of the City of Manchester:**

The Committee on Community Improvement respectfully recommends, after due and careful consideration, that a petition to discontinue Pamela Circle submitted by the Airport Director be referred to a Road Hearing to be held at the earliest date to be determined by the City Clerk.

*(Unanimous vote.)*

Respectfully submitted,

  
Clerk of Committee  


R



**Kevin A. Dillon, A.A.E.**  
Airport Director

10-23-06 *Tabber*  
*pending Solicitor review*

One Airport Road  
Suite 300  
Manchester, NH  
03103-3395  
Tel: 603-624-6539  
Fax: 603-666-4101  
[www.flymanchester.com](http://www.flymanchester.com)

05 October 2006

The City of Manchester  
Board of Mayor & Alderman  
One City Hall Plaza  
Manchester, NH 03101

**Re: Discontinuance of Pamela Circle Off Brown Ave.**

To the Honorable Board:

I am requesting the consent of the Board of Mayor & Alderman to accept this request for the discontinuance of Pamela Circle. The road is located off the intersection of Brown Avenue and Hazelton Avenue, and is further identified by the attached subdivision plan of Lot 7 & 7A, Map 710 as recorded in the county of Hillsborough Registry of Deeds as plan # 16516. All of the related homes in the subdivision were acquired by the Airport and removed, as required by the Federal Aviation Administration, to protect the Runway Protection Zone associated with Runway 6. The road should be removed from City records and from the scheduled City's Highway maintenance route.

Therefore, I respectfully request that for the accommodation of the public the Manchester Board of Mayor and Alderman accept the discontinuance of Pamela Circle.

I will be available to answer your questions regarding this request at the next Board Meeting scheduled for Tuesday, November 14, 2006. I thank you for your time and consideration.

Sincerely,

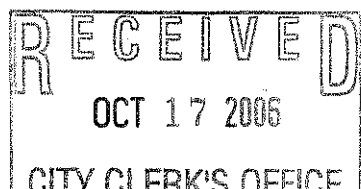
A handwritten signature in cursive script that reads 'Kevin A. Dillon'.

Kevin A. Dillon, A.A.E.  
Airport Director

Enclosure

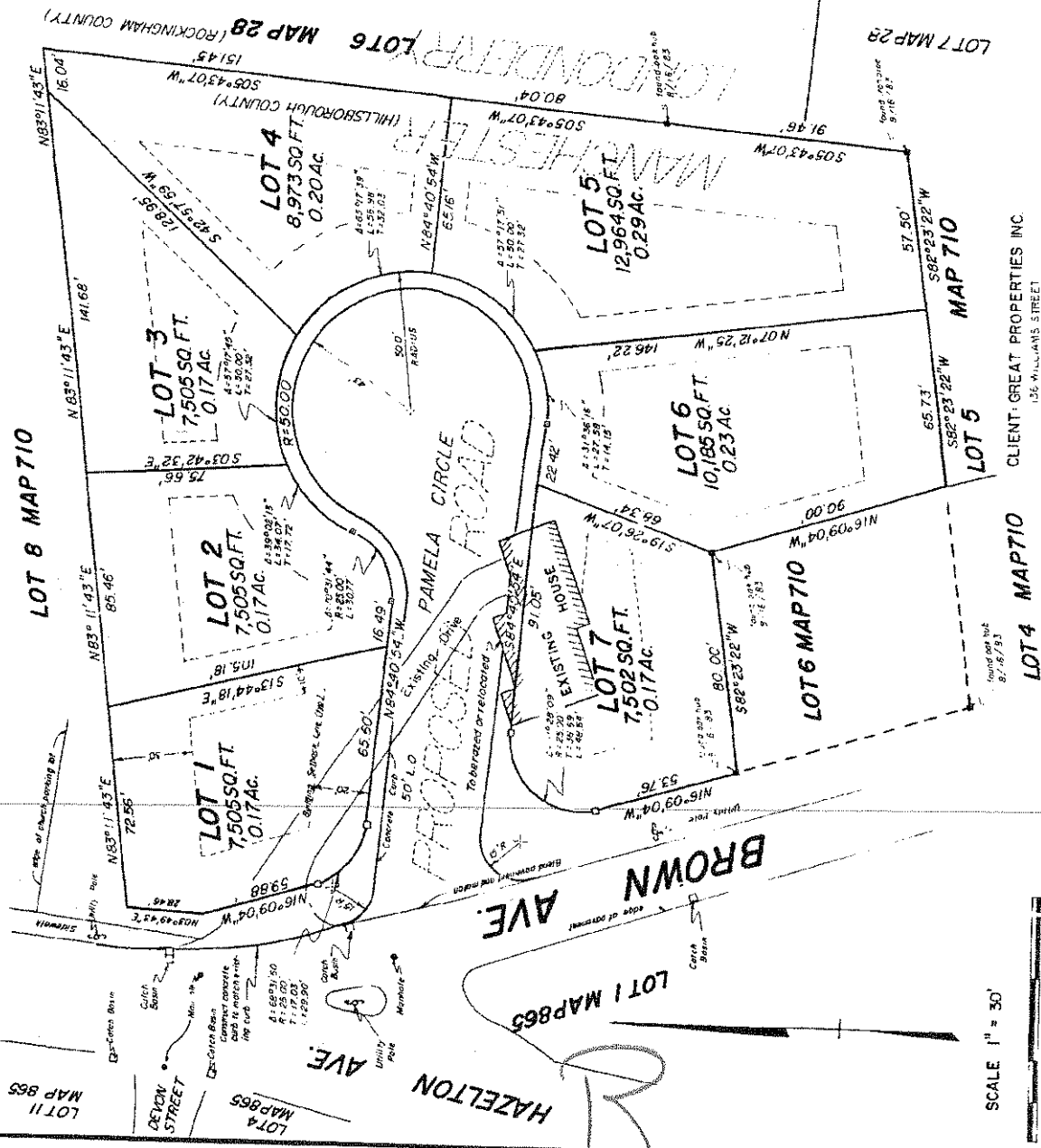
KAD/mjv

Cc: David Bush  
Richard S. Fixler



R

# SUBDIVISION OF LOT 7 & 7A, MAP 710 BROWN AVE. MANCHESTER, N.H.

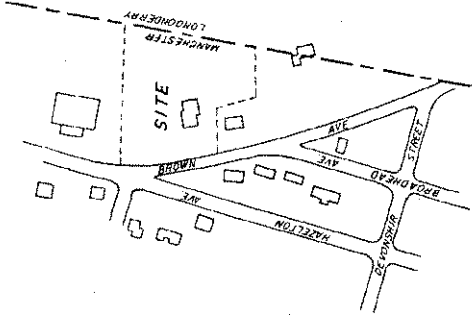


SCALE 1" = 30'

CLIENT: GREAT PROPERTIES INC.  
136 WILLIAMS STREET  
MANCHESTER, N.H. 03102

Revised 11/28/83 Civil Rights Group

BOOK 10 PAGE 25  
JOB NUMBER 063



LOCUS MAP

## REFERENCE PLANS AND NOTES

SUBDIVISION PLAN OF LAND OF GENOVESE, ALBRANDI, BY WALTER F. DOWELL  
SEPTEMBER 19, 1981  
FIELD VERIFICATION OF POINTS DEPICTED ON ABOVE MENTIONED PLAN HAS  
BEEN CONDUCTED BY THIS OFFICE AND NOTED ON THIS PLAN

I HEREBY CERTIFY THAT THIS PLAN IS BASED ON AN ACTUAL FIELD  
SURVEY AND HAS A MAXIMUM ERROR OF CLOSURE OF 1/10,000 ON ALL  
PROPERTY LINES IN AND BORDERING THE SUBJECT PROPERTY.  
DATE 9-23-83  
W. G. HOWARD INC. L.L.S.

## ABUTTERS LIST

- | LOT    | ABUTTER                | ADDRESS            | CITY       | STATE | ZIP   |
|--------|------------------------|--------------------|------------|-------|-------|
| Lot 8  | St. Francis Church     | 3221 Brown Ave.    | Manchester | N.H.  | 03104 |
| Lot 11 | Stephen B. Joon Wright | 3316 Brown Ave.    | Manchester | N.H.  | 03104 |
| Lot 4  | Rose A. Home           | 14 Devon Street    | Manchester | N.H.  | 03104 |
| Lot 1  | Richard LaBerge        | 3302 Brown Ave.    | Manchester | N.H.  | 03104 |
| Lot 14 | Kiro Construction      | 9 Pepperidge Drive | Manchester | N.H.  | 03104 |
| Lot 15 | Wino Isenberg          | 3333 Brown Ave.    | Manchester | N.H.  | 03104 |
| Lot 6  | Norron Leavitt         | 018 Coffee Road    | Deerfield  | N.H.  |       |
| Lot 7  | Wino Isenberg          | 3333 Brown Ave.    | Manchester | N.H.  | 03104 |
| Lot 10 | W.D. Kneader of Thru   | Washburn, N.H.     |            |       |       |

W.G. HOWARD INC. L.L.S.  
This is a preliminary plan and this plan is  
not to be used for any other purpose  
except as shown on this plan.

W.G. HOWARD INC. BOW, N.H.

LAND SURVEYING  
TOPOGRAPHIC MAPPING  
SEPTIC SYSTEM DESIGNS  
SITE PLANNING  
CONSTRUCTION LAYOUT  
SUBDIVISIONS

RR 3 BOX 24 A, CONCORD, NEW HAMPSHIRE  
03301  
TELEPHONE 503-228-1645



**City of Manchester  
Department of Highways**

227 Maple Street  
Manchester, New Hampshire 03103-5596  
(603) 624-6444 Fax # (603) 624-6487

**Commission**

Edward J. Beleski  
- Chairman  
Joan Flurey  
William F. Houghton Jr.  
Robert R. Rivard  
William A. Varkas

Frank C. Thomas, P.E.  
Public Works Director

Kevin A. Sheppard, P.E.  
Deputy Public Works Director

October 18, 2006

Community Improvement Committee of the Board of Mayor and Aldermen  
City Hall  
c/o Leo R. Bernier, City Clerk  
One City Hall Plaza  
Manchester, New Hampshire 03101

RE: PETITION TO DISCONTINUE PAMELA CIRCLE

Dear Committee Members,

We have reviewed the referenced item and have found the following:

Pamela Circle was dedicated by a subdivision plan entitled "Subdivision of Lot 7 & 8, Map 710" approved April 6, 1984 by William G. Howard, L.L.S. No formal acceptance by the Board of Mayor and Aldermen was found.

The street was built and maintained by the City of Manchester. The airport expansion required the elimination of these of homes and the street. The Highway Department would support a discontinuance of the street.

Sincerely,

Frank Thomas, P.E.  
Public Works Director



MJM  
cc: File

R

**To the Board of Mayor and Aldermen of the City of Manchester:**

The Committee on Community Improvement respectfully recommends, after due and careful consideration, that the Board adopt a policy standard of utilizing granite markers as outlined herein for future replacement and initial markers honoring Veterans of our City.

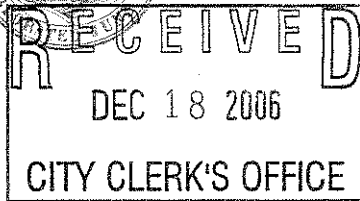
Respectfully submitted,

  
Clerk of Committee  


S



## CITY OF MANCHESTER Board of Aldermen



Memo to: Committee on Community Improvement  
From: Alderman Lopez  
Date: December 18, 2006  
Re: Veteran's Memorials

In the past few months Chairman Garrity, Alderman O'Neil and I have been working on finding a standard monument marker for recognition in Squares or on Streets that are named after Veterans. In redoing the square at Maple and south Willow Street, which is named after Sargent Arthur St. Pierre, the enclosed design was shown to the Manchester Veterans Council. It was agreed that they would like to see this design set as a standard monument marker for veterans when replacing or installing new markers.

The cost for each of these monuments is \$3,700.00, as you can see from the enclosed bill copy from Manchester Memorial Company. If we get these markers from one vendor I'm sure that they could be somewhat lower, especially if we did them 3 or 4 at a time.

I would like to see the Committee recommend establishing a fund with about \$25,000 initially to take care of some of the bad or broken markers out there. Over a period of time the wood markers would be replaced, the metal markers would be repaired where applicable, and markers that are damaged would be replaced. Initially I would also like to see the metal marker at Hunt Pool in Sheehan/Basquil Park on Maple Street be replaced with another metal marker since there are two there already.

I am enclosing a book of Manchester Honored Veterans First Edition of the square's/streets and parks that are named after veterans.

S



## Manchester Memorial Co. Inc.

305 Calef Road, Manchester, NH 03103-6453 \* 603-622-9013 \* Fax 603-622-7696

SOLD TO City of Manchester  
Department of Highways  
227 Maple Street  
Manchester, NH 03103

INVOICE DATE  
11/9/06

TERMS

ORDER	ITEM	QTY	DESCRIPTION	UNIT PRICE	AMOUNT
			<p>The dedication marker for Sgt. Arthur St. Pierre has been completed</p> <p>PO #: 707064 ✓</p> <p><i>Approved 11-14-06 Anct</i></p> <p><b>RECEIVED</b> NOV 14 2006</p>		\$ 3700.00
TOTAL					\$ 3700.00



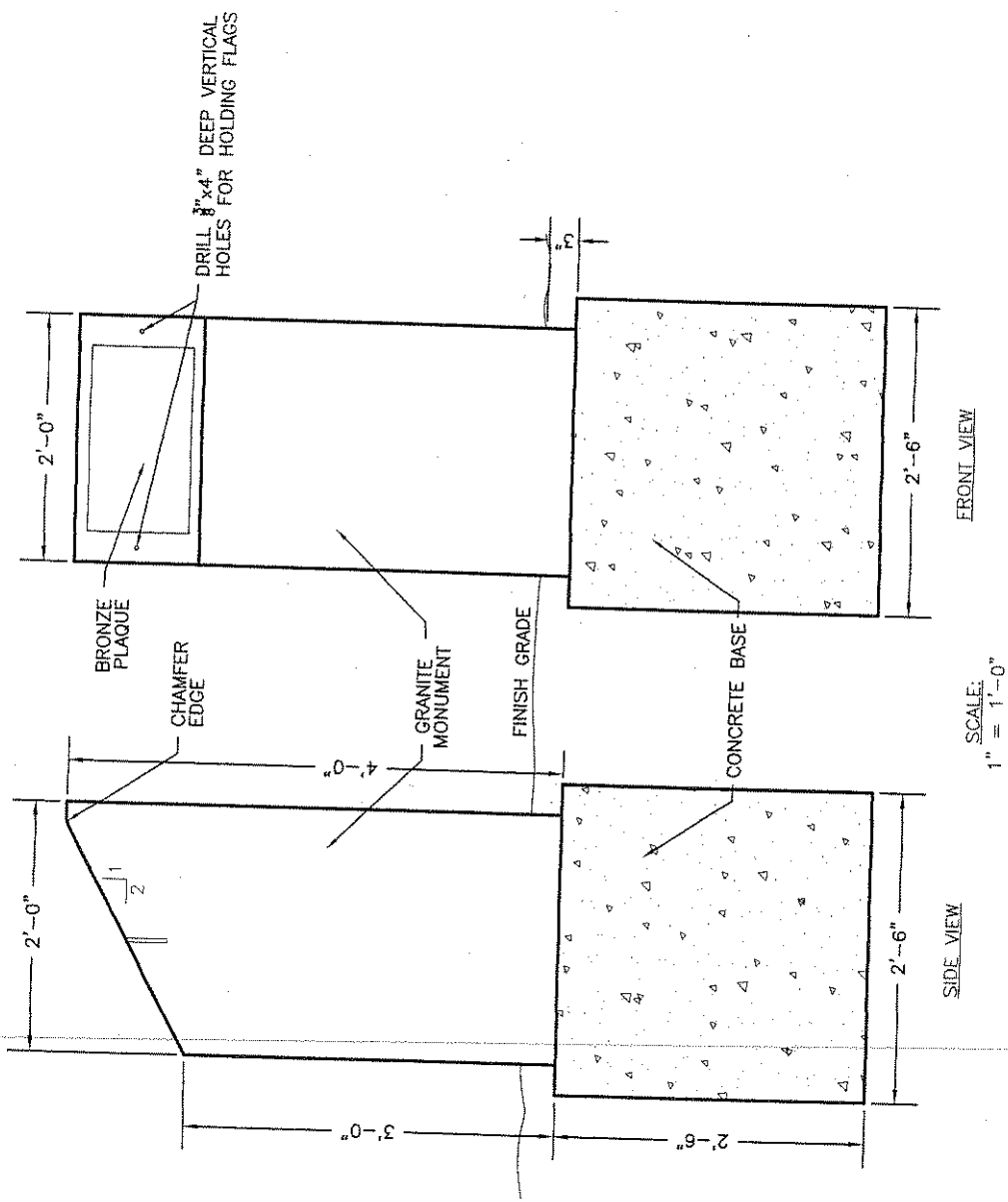


S/SGT ARTHUR M.  
ST. PIERRE  
8th US ARMY AIR FORCE

BORN MARCH 6, 1920  
DIED AUGUST 20, 1944  
IN GERMANY

S

S



STANDARD MONUMENT  
MANCHESTER, NEW HAMPSHIRE  
OCTOBER 2006





For God and Country

☆ Henry J. Sweeney Post #2 ☆ 251 MAPLE STREET ☆ MANCHESTER, NH 03103 ☆  
(603) 623-9145 ☆

8/3/06

August 3, 2006

The Honorable Frank C. Guinta  
Mayor  
Office of the Mayor  
One City Hall Plaza  
Manchester, N.H. 03101

Ref: Veteran's Plaque Replacement

Dear Mayor Guinta:

As Commander of Henry J. Sweeney Post No. 2, I would like to bring to your attention a situation that needs to be addressed. I have talked with several Aldermen concerning the problem and they suggested that I write directly to you and the Board for consideration.

Last Memorial Day, I participated in the ceremonies honoring our fallen along with the Sweeney Post Firing Squad and Color Guard. Prior to the Parade, twenty-four locations throughout the City were visited where rifle volleys and Taps were played. Most of these locations have a solitary marker mounted on a metal pole whereas others such as the Rene Gagnon monument and plaque in Victory Park are much larger and more formal.

One of our last stops was at Sheehan-Basquill Park located across from Sweeney Post on Maple Street. Representatives of both the Sheehan and Basquill families were present for the remembrance ceremonies but to my dismay and concern, the three original plaques were missing from their poles, apparently the victims of vandalism. There was no flag flying from the flagpole. It's a tough area and the Pool adjoins the Skateboard Park and apparently there is enough criminal activity to warrant consideration of a police sub-station according to a recent Union Leader article.

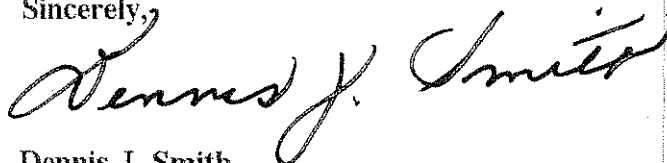
Being a member of the Parks, Recreation and Cemetery Commission, I did bring the matter to the attention of Director Ron Ludwig who was very helpful. The Parks Department was able to recover two of the plaques which originally cost \$1200 each but did not remount them because the vandalism has taken place at least once before. The plaque that is missing is the Sheehan Plaque. Both soldiers were killed after landing in France shortly after D-Day.

S

Under normal circumstances, as Commander of Sweeney Post I would take up the restoration and security of the Plaques as a project but because the Post is currently installing a new fire sprinkler system to comply with both State and local new fire ordinance requirements at a cost of \$60,000, our resources are extremely limited.

I am therefore writing to the Board to request funding to purchase a replacement plaque and also seek a design and bid for securing the Plaques so that all three Plaques are vandal proof if possible. I am not sure if the Risk Manager could be the source of the funding but this is City property, which suffered the loss. I appreciate your cooperation and I extend my thanks for any consideration the Board can give. Thank You.

Sincerely,

A handwritten signature in cursive script that reads "Dennis J. Smith". The signature is written in dark ink and is positioned above the printed name and title.

Dennis J. Smith  
Commander

S

DOWNIE:

THREE PLAQUES FROM PLANTER AREA AT HUNT POOL  
DO YOU KNOW WHERE THEY ARE?

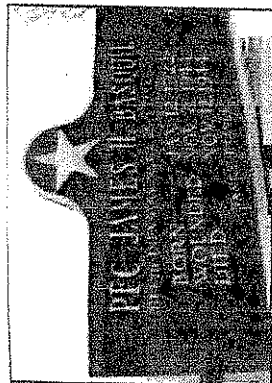


#1 - JAMES BASQUIL

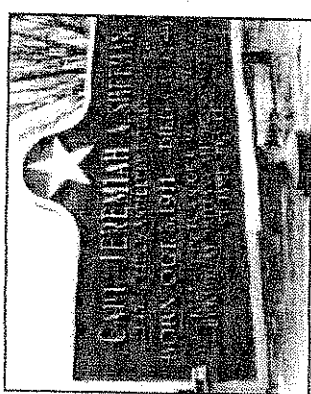
#2 - JEREMIAH SHEEHAN

#3 - SHEEHAN-BASQUIL PARK

# S H E E H A N - BASQUIL PARK



*Sheehan-Basquil Park  
Maple St. Hunt Pool  
Plaques in Front of Flag Pole*



This park was named to honor two local young men, Jeremiah Sheehan and James Basquil.

Both lived in the neighborhood most of their lives. Sheehan lived in a simple cottage at 496 Auburn Street, facing the present park.

James Basquil lived on Cedar Street, a block from the present park. In the old days, the park was a city dump with a brook running through it. Eventually it was filled in and covered over.

After the war, John Mills, who lived in the neighborhood, at the corner of Maple and Auburn Streets, surmised as he often looked over this swath of land that it could be used as a park for

the youth of the neighborhood.

After John Mills was elected alderman, he proposed in 1952 or 1953 that the area be turned into a neighborhood park, to be named in memory of Jeremiah Sheehan and James Basquil. His proposal was accepted and voted into law. Today, it contains a city swimming pool, and many baseball diamonds and many more uses are envisioned for the area.

The park was named for the two men in 1953. Family members attending the unveiling of the plaques were Pvt. Basquil's brothers Lewis B. and Edward E. Basquil, and Capt. Sheehan's brother, John T. Sheehan and Mrs. Sheehan.

A firing squad from Sweeney Post No. 2, consisting of John Cashin, Tom Murphy, Bob Murphy, Jim Moriarity, John Reilly, Jack Foy and bugler Wilfrid Ducharme, participated.

Master of ceremonies was Parks and Recreation Superintendent Clem Lemire. Alderman Dan O'Neil and former Parks and Recreation Commissioner C. Arthur Soucy attended. George Young, Past Commander of Sweeney Post, served as chairman.

Each year on Memorial Day, the Henry J. Sweeney Post #2, American Legion, conducts a Memorial service at this site with full military honors.

# Captain Jeremiah Aiden Sheehan

Born October 8, 1911  
Killed August 7, 1944, in LeMans, Normandy

Capt. Sheehan, a graduate of St. Joseph High School and the University of New Hampshire, was called to active duty as a second lieutenant with Battery F, 2nd Battalion, 172nd Field Artillery, New Hampshire National Guard in 1941 and was stationed at Camp Blanding, Florida.

He was transferred in 1942 to Camp Hood, Texas, a tank destroyer training center and later assigned to a tank destroyer unit and in April 1944, as a captain, he was shipped to England. About the first of July he was sent to France as a replacement officer with the 343rd Field Artillery Battalion, 90th Division.

In early August, Sheehan suffered a leg wound in a confrontation with German soldiers, but elected to continue with the unit. A few days later, during a German tank attack in LeMans, Capt. Sheehan was killed August 9, 1944, in the town of LeMans, Normandy. He was 32 years old.

He was buried in Brittany American Cemetery, St. James, France.

The popular Manchester young man was a graduate of St. Agnes Institute, St. Anselm college preparatory school in 1930 and the University of New Hampshire in the class of 1934. While at the state university he was a member of the P. Kappa Alpha fraternity. He attended the Reserve Officers Training Corps while there.

He was a member of the Manchester Council, No 92, Knights of Columbus and is the first man of some 120 members of the council now in the armed forces to be reported killed in action.

Prior to entering the service he had been employed as a school teacher in this city.

Besides his wife, Captain Sheehan is survived by a 10 month-old daughter, Margeurite. Of Baton Rouge, Louisiana, four brothers, Captain John J. Sheehan, former county solicitor and original head of Selective Service Board 14 in Manchester who is now stationed in France with the U.S. Army. Timothy S. Sheehan, Daniel C. Sheehan both of Manchester, and Rev. Hubert J. Sheehan of St. Anselm Abbey, and an aunt Miss Helen Sheehan of this city.



**Private First Class James  
H. Basquil**

Born January 12, 1922  
Died November 12, 1944, at  
Nancy, France.

Private Basquil, graduated from St. Joseph High School in 1940. He then attended St. Anselm College, from which he was graduated in 1943.

He was inducted into the US Army in 1943. After training he was assigned to the 104th Infantry Regiment, 26th Yankee Division.

Sent overseas, the division found itself in action in the Metz-Nancy area of France. As a member of the 104th, he was engaged in street fighting and while scaling a wall, was mortally wounded by an overhead bursting mortar round on November 8, 1944. He passed away on November 12, 1944. He was 22 years old.



He lies at rest among his comrades at the United States Military Cemetery at Lorraine France.

**To the Board of Mayor and Aldermen of the City of Manchester:**

The Committee on Community Improvement respectfully advises, after due and careful consideration, that it has referred the request of Alderman Forest for funding for the rehabilitation of the playground and resurfacing of the basketball court at Blodgett Park to the budget cycle currently underway for the next fiscal year.

*(Unanimous vote.)*

Respectfully submitted,

  
Clerk of Committee  


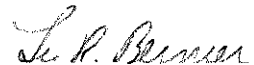


**To the Board of Mayor and Aldermen of the City of Manchester:**

The Committee on Community Improvement respectfully advises, after due and careful consideration, that it has authorized the Parks Recreation and Cemetery Department to dispose of the former Singer Park sports lighting and a skating rink to eliminate current storage fees for equipment which no longer has a value.

*(Unanimous vote.)*

Respectfully submitted,



Clerk of Committee





**CITY OF MANCHESTER**  
**Parks, Recreation & Cemetery Department**

625 Mammoth Road  
Manchester, NH 03104-5491  
(603) 624-6565 Administrative Office  
(603) 624-6514 Cemetery Division  
(603) 624-6569 Fax

**COMMISSION**

George "Butch" Joseph, Chairman  
Steve Johnson, Clerk  
Michael Worsley  
Dennis Smith  
Sandra Lambert  
Ronald Ludwig, Director

January 2, 2007

Alderman Mike Garrity, Chairman  
City of Manchester Community Improvement Program  
One City Hall Plaza  
Manchester, NH 03101

**Re: Former Singer Park Sports Lights/ Skating Rink**

Dear Alderman Garrity:

Our Department has been storing the lights at a cost of \$100/ month since they were salvaged by our department in 2004. Due to fundraising issues Goffstown High School has not been able to purchase the lights for installation at their facility as originally intended. In May, the lights sustained significant damage due to the severe flooding at Piscataquog River Park where they were being stored in a box trailer until such time that they could be sold to Goffstown.

FEMA concluded that the items in the container (all components of the lighting system except the poles) were identified as "not insurable" and therefore reimbursement is limited to their "salvage value" not their replacement value. This decision was made based on the fact that these items were salvaged by our department from another facility. FEMA's obligation for this equipment is therefore limited to \$9,076.05.

Since the cost to replace these lights (estimated by Musco at \$66,419 for equipment only) far exceeds the salvage value the city will recover from FEMA it is our opinion that the city should dispose of the lights as they have very little value to anyone at this stage.

We would also like permission to dispose of the outdoor ice rink that the department has been asked to keep in storage at the same cost per month as the lights. Due to the age of the equipment and the conditions under which it has been stored we have determined that it no longer has any value.

Best regards,

  
Chuck DePrima, Deputy Director

Cc: Ron Ludwig, Director  
Robert MacKenzie, Director Planning

u

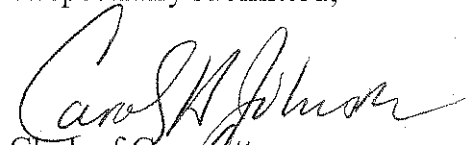

**To the Board of Mayor and Aldermen of the City of Manchester:**

The Committee on Community Improvement respectfully recommends, after due and careful consideration, that requests for abatements be approved as recommended by EPD as follows:

206 Ash Street - \$259.20; and  
56 Wellington Court - \$37.80.

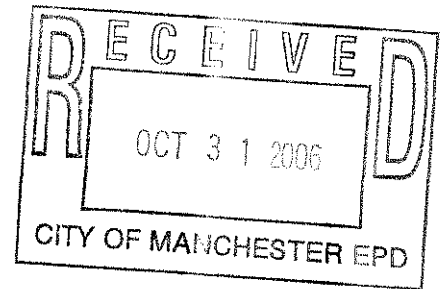
*(Unanimous votes.)*

Respectfully submitted,

  
Clerk of Committee  


V

Ronald Goudreau  
56 Wellington Court  
Manchester, NH 03104



Environmental Protection Division  
City of Manchester, NH  
P.O. Box 4600  
Manchester, NH 03108-4600

Dear Board Members:

This past summer a water main broke on Wellington Road, under the 93S overpass. We live on Wellington Court, in a cul-de-sac. During the numerous attempts to fix the water main, we were told that we needed to let our water run. The water was very rusty, as you can imagine. We had to run our water for over an hour before the rust would begin to clear. A few days later, the Water Works would be working on the main again, then again we would have to run the water for an excessive amount of time. Then again, the Water Works would be working on the main. For weeks, we bought water and only used city water for showers.

In numerous calls to Manchester Water Works to find out what was going on, I was told they were having a difficult time fixing the problem. I specifically asked about the water usage with running the water for hours. I was told and did receive an adjusted statement for usage.

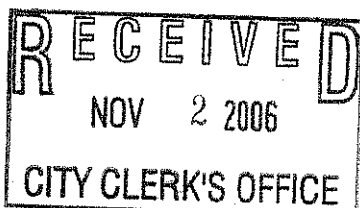
I received my statement from Environmental Services to find that I have been charged for the discharge of the rusty water. My bill is 258% over the same period last year where I paid approximately \$31.00. I understand that watering my lawn would take up usage however, my tiny little lawn would not create a 258% increase.

I am asking for an adjustment to a reasonable amount. I don't feel that I should pay for clearing my water pipes when I had no control or anything to do with a broken water main.

Thank you for your time.

Respectfully,

  
Ronald Goudreau



✓



**City Of Manchester  
Department of Highways  
Environmental Protection Division**

300 Winston Street  
Manchester, New Hampshire 03103-6826  
(603) 624-6595 Fax (603) 628-6234

Frank C. Thomas, P.E.  
Public Works Director

Kevin A. Sheppard, P.E.  
Deputy Public Works Director

# Memo

**To:** Paula Kang  
**From:** Frederick J. McNeill, P.E. *FJM*  
**CC:** Lisa Hynes – EPD  
June George – EPD  
**Date:** 01/03/07  
**Re:** Sewer Abatement Recommendation for Ronald Goudreau  
56 Wellington Court / Acct #47401-33714

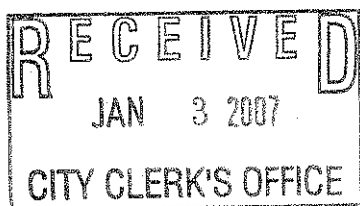
#07-003

I am recommending that Mr. Goudreau receive an abatement in the amount of \$37.80. Attached is a memo from EPD's accountant outlining the findings and recommendations.

If you required additional information, I can be reached at 624-6341.

/djv

Attach



BOARD OF MAYOR AND ALDERMEN  
ONE CITY HALL PLAZA  
MANCHESTER, N. H. 03101

TO WHOM IT MAY CONCERN;

MY NAME AND ADDRESS;    LUCY A. BARRETT  
                                 206 ASH STREET  
                                 MANCHESTER, N. H. 03104

**ACCOUNT NUMBER; 2997-1936**

ENCLOSED IS COPY OF EPD BILLING DATED 10/31/06.

DURING THE SUMMER MONTHS, ELECTRICITY WAS DISTURBED AND MUST OF AFFECTED THE TIMER ON MY IRRIGATION SYSTEM. INSTEAD OF GOING ON FOR A SHORT PERIOD OF TIME TWICE A DAY, IT MUST HAVE BEEN RUNNING FOR SEVERAL HOURS, SINCE I AM NOT HOME DURING DAY AND MANY NIGHTS.....DID COMPLAIN TO MY IRRIGATION SPECIALIST.

ENCLOSED IS LETTER EXPLAINING WHAT HE TOLD ME HAD HAPPENED.

PLEASE CONSIDER AN ABATEMENT OF SEVERAL HUNDRED DOLLARS, SINCE THIS WATER DID NOT GO THROUGH MY PLUMBING.

I AM ALONE ON THE FIRST FLOOR AND A NUN OCCUPYS THE SECOND FLOOR AND IS NOT HOME ALL DAY. WORKS AT HOLY CROSS CONVENT.

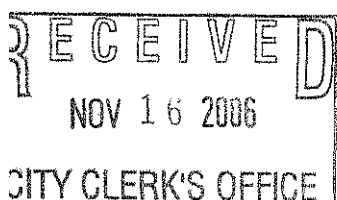
I AM WORKING AT KAS-BAR REALTY AND USE VERY LITTLE WATER AT THIS LOCATION.

THANKING YOU IN ADVANCE, I REMAIN,

VERY TRULY YOURS,

*Lucy A. Barrett*

LUCY A. BARRETT





**City Of Manchester  
Department of Highways  
Environmental Protection Division**

300 Winston Street  
Manchester, New Hampshire 03103-6826  
(603) 624-6595 Fax (603) 628-6234

Frank C. Thomas, P.E.  
Public Works Director

Kevin A. Sheppard, P.E.  
Deputy Public Works Director

# Memo

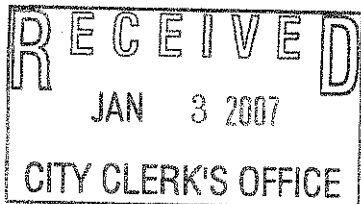
**To:** Paula Kang  
**From:** Frederick J. McNeill, P.E. *FJM*  
**CC:** Lisa Hynes – EPD  
June George – EPD  
**Date:** 01/03/07  
**Re:** Sewer Abatement Recommendation for Lucy Barrett  
206 Ash Street / Acct #2997-1936

#07-002

Per the attached memo from EPD's accountant, Lisa Hynes, I concur with her recommendation to grant an abatement to Ms. Barrett in the amount of \$259.20.

/djv

Attach




**To the Board of Mayor and Aldermen of the City of Manchester:**


The Committee on Community Improvement respectfully recommends, after due and careful consideration, that an abatement of \$850.00 be granted for property at 356 Belmont Street.

The Committee notes that though this was not the recommendation of EPD, after discussion and review the Committee's opinion is that the abatement presently recommended is appropriate.

*(Unanimous vote except for Alderman Gatsas who was opposed.)*

Respectfully submitted,

  
Clerk of Committee





**Beverley Turner  
PMB #286,  
855 Hanover St.  
Manchester, NH 03104**

**August 23<sup>rd</sup>, 2006**

**Board of Mayor and Aldermen  
One City Hall Plaza  
Manchester, NH 03101**

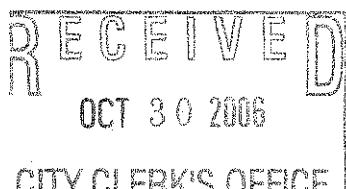
Dear Sirs/Madams,

I am writing to request a sewer charge abatement for account number #122657 - 8240. The bill for the quarter 4/11/06 – 7/11/06 was \$1508.40 almost 7 times the previous bill. The property which is owned by myself, name and address above, was at the time rented to tenants. I was recently made aware of the extremely high water and sewer usage at 356 Belmont Street during the last billable quarter. Once I was made aware of the usage I had a plumber check out all the plumbing and piping and could locate no leaks. However on taking possession of the property on July 5<sup>th</sup>, 2006 there was one toilet which was running constantly, that the tenants had neglected to inform me. Apparently they were oblivious to the noise of the running toilet. I had been having difficulty getting access to the property for several months. On many occasions I would arrive at the property and the tenants would not come to the door, even though both vehicles were present in the driveway indicating the parents were home. On other occasions the teenagers would come to the door and indicate that their parents were home but unavailable and they were not allowed to let me in. I had great difficulty in gaining access even on those rare occasions where they let me know something needed fixing. I would set up a time to bring over the electrician or plumber that they agreed to and still was not able to enter on every occasion. I made numerous phone calls, put requests in writing and hand delivered them and still no response from them.

The laws protect the tenants. I am not allowed in unless an emergency situation. When trying to get access for the city inspector to do the COC inspection, I tried for a month to get them to respond to confirm that we would be able to get in. No response. When we showed up they had changed the locks without my knowledge. Fortunately they did let the inspector in that day. I had a long conversation with him afterwards on the difficulties I was experiencing. It took three weeks after that to get a key for the new locks.

I mention these incidents only to explain my diligence as a landlord to maintain the property in good condition, was severely impeded by uncooperative tenants. This was a high earning family, a corporate executive with whom I would have expected more cooperation.

I have always attempted to maintain a polite and respectful, easy going and consistent rapport with my tenants. I work hard to keep the lines of communication open knowing that one can be more successful with empathetic and understanding concern for their lives and their issues. I work hard to respond in a timely manner to their concerns. I made



W

a conscious decision to be a caring landlord and to upgrade a property well above the basic to a level of which I can be proud.

I strive as a landlord to maintain the properties I own and am in good standing with the City. I am appalled that the potential negligence of a tenant would create this abnormally high water and sewage bill. Since I do not know for sure how long the toilet was running for and even if this was the cause for the high bill. I did have the Water Dept. come out on 8/1/06 to check the meter which appeared to be working fine at that time. It was incredibly distressing to be told that the only other possible scenario was that the tenants had purposefully left a faucet running for weeks on end to expend the amount of water documented. How does one protect oneself against that kind of behavior?

I ask when you consider this case to consider my previous history of compliance with all city requests and timely payments for all aspects of property expenses with the sewer dept and every other city dept.

I am a single, hardworking parent and foster parent who works in social services in the protection and welfare of our city's families who has tried to supplement my income with some rental income. The combined water and sewer bill for the last quarter is a devastating financial blow. I feel that I attempted everything I was allowed to under the law to do to try to maintain my property in good standing. I spoke to a real estate attorney on at least two occasions between March and June 2006 about the difficulties I was having with these tenants and followed the guidelines that the law allows as indicated. I hope that you will concur with me that I attempted everything that I possibly could have to prevent something like this occurring and that I made every attempt to maintain my property to the highest standards. I have all the documentation with my tenants on file concerning the difficulties of the last six months if you need it for verification. I also have all the bills relating to repair and maintenance for the eighteen months of their tenure. I look forward to your response in this matter.

Thank you for your consideration.

Yours sincerely,



Beverley A Turner





**City Of Manchester  
Department of Highways  
Environmental Protection Division**

300 Winston Street  
Manchester, New Hampshire 03103-6826  
(603) 624-6595 Fax (603) 628-6234

Frank C. Thomas, P.E.  
Public Works Director

Kevin A. Sheppard, P.E.  
Deputy Public Works Director

# Memo

**To:** Paula L-Kang #06-161  
**From:** Frederick J McNeill  
**Date:** 12/13/06  
**Re:** Sewer Abatement Request for Beverly Turner, 356 Belmont Street

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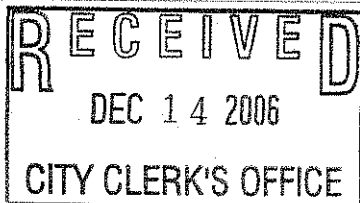
Attached is a report from our accountant regarding the referenced abatement request. It appears that an abatement is not recommended at this time.

/ljh

Attach

cc June George – EPD

Lisa Hynes – EPD



**Date:** December 13, 2006

**To:** June George/Fred McNeill

*FJM*

**From:** Lisa Hynes, Accountant II

**Ref:** Findings/Recommendations for sewer abatement request for 356 Belmont Street  
Acct # 122657-8240

**Reason for Request:**

The customer is requesting abatement for the sewer billing periods covering 4/11/06 – 7/11/06 due to excessive water usage by uncooperative tenants.

**Supporting Backup:**

Homeowner contacted MWW and an inspection was completed on 8/01/06. At that time homeowner was told that the meter was working properly and that the tenants may have left the water running for long periods of time to have used such a high quantity. EPD was then contacted about the abatement process and paperwork was forwarded to the homeowner. As the homeowner had never been late with payments on this property, a payment plan was established to aid the homeowner in paying this invoice balance. Comparison of the same billing period over the prior 3 years indicated an average usage of 61ccf. During the period referenced above, the usage was 828ccf.

**Recommendations:**

Although the situation presented is unfortunate, there is no evidence that the water consumed did not flow through the sewer system. **In accordance with established policy, I do not recommend an abatement be granted at this time.**

Enclosure

*W*

**To the Board of Mayor and Aldermen of the City of Manchester:**

The Committee on Joint School Buildings respectfully advises, after due and careful consideration, that they have approved the extension of DMJM's contract as set forth in the January 22, 2007 communication (enclosed herein) from DMJM to Tim Clougherty, Chief Facilities Engineer; and further authorizes the Public Works Director to enter into the contract extension on behalf of the City of Manchester and authorizes the use of the project contingency funds to pay for the contract extension, subject to the review and approval of the City Solicitor.

(School Committee Members Beaudry and Gelinas and Aldermen Roy voted yea; Alderman Long was opposed; School Committee Member Herbert and Alderman Thibault were absent.)

Respectfully submitted,



Clerk of Committee



DMJM H&amp;N

3101 Wilson Boulevard, Suite 900, Arlington, Virginia 22201-4446  
T 703.682.4900 F 703.682.4901 www.dmjmh&n.com

January 22, 2007

Mr. Timothy Clougherty - Chief Facilities Engineer  
City of Manchester  
Department of Public Works  
Facilities Division  
275 Clay Street  
Manchester, NH 03103-5613

Re: Manchester Public Schools Facilities Improvement Program  
DMJM H&N, Inc. Request for Contract Amendment #4

Dear Tim,

Per the request of the City of Manchester (the "Owner"), DMJM H&N (the "Program Manager") will perform additional services by maintaining the Program Management Team staffing level longer than what had been originally planned in the Program Management (PM) Agreement and subsequent extension of services (Contract Amendment #3) due to delays in the progress of the Work by the Design/Builder. These costs are associated with maintaining a longer than anticipated PM Team staffing level and augmenting the existing staff to facilitate the additional administrative needs based on the Design-Builder's schedule/closeout performance. The original Design-Builder baseline schedule forecasted Substantial Completion (SC) for all 21 schools by August 2006. As of January 1, 2007, only 2 schools have achieved SC. Additionally, the most recent Design-Builder forecast (Program Schedule MA37 - Data Date April 19, 2006) represents delays of approximately 9 months to 1 year beyond the Contractual Dates for SC of August 28, 2005 for the 3 high schools. This schedule also represents delays of approximately 2 months beyond the Contractual Dates for SC of August 28, 2006 for 3 of the 16 remaining schools. Although we have not received a recent completion plan from the Design Builder, we have had to make certain assumptions, based on Gilbane's performance, associated with this 9 month extension scenario:

- Three (3) high schools Substantially Complete no later than March 31, 2007
- Three (3) middle schools Substantially Complete no later than April 30, 2007
- Sixteen (16) elementary schools Substantially Complete no later than August 30, 2007
- Final Completion of each school 60 days after Substantial Completion
- Work associated with nineteen (19) directives is not included and will be addressed in a separate amendment(s) once the disposition on the execution of that scope (and any future directives or contract work which may need to be performed by a third party) is resolved. Limited support of that effort with existing staff is included herein.
- Extension of PM services for work associated with Life Safety/code deficiencies is included herein; specifically fire dampers for ducts in rated walls and fire dampers at RGDs (registers,

grilles, diffusers) in rated ceiling assemblies. This work may be designed and performed by another party (not the Design-Builder) and approved by the local authorities having jurisdiction.

Consistent with Article 6.3 in the Program Management Agreement, DMJMH+N will perform these extended services by maintaining and augmenting the existing DMJMH+N project staff at their standard hourly billable rate for a period as directed by the Owner up until December 1, 2007.

At this time, it is anticipated that this additional service would increase the original Program Management Agreement Guaranteed Maximum Price of [\$3,824,822.00], inclusive of Amendments 1, 2, & 3 by \$844,700.00 based on the staffing plan reviewed with you for a revised Contract Value of [\$4,669,522.00]. The City and DMJMH+N reserve the right to additionally extend these services with mutual written consent should the need arise.

This Amendment (#4) to the Agreement is executed under seal by persons hereto duly authorized as of the day and year first above written.

OWNER:

WITNESS:

CITY OF MANCHESTER

By: \_\_\_\_\_

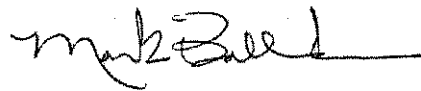
Name: Frank Thomas

Title: Director of Public Works

PROGRAM MANAGER:

WITNESS:

DMJM H&N, Inc.



By: \_\_\_\_\_

Name: Mark Ballard

Title: Vice President

Cc: Joseph Lawton – DMJM H&N, Inc.  
Tim McManus – DMJM Harris, Inc.  
Allan Jefferson – DMJM Harris, Inc.  
Project File



**To the Board of Mayor and Aldermen of the City of Manchester:**

The Committee on Joint School Buildings respectfully advises, after due and careful consideration, that they have authorized a request to expend up to \$321,000 from the School Facilities Improvement Project contingency fund and that such funds be placed into the Owner Controlled Insurance Program (OCIP) Reserve account for the Public School Facilities Improvement Project.

(School Committee Members Beaudry and Gelinas, Aldermen Roy and Long voted yea; School Committee Member Herbert and Alderman Thibault were absent. )

Respectfully submitted,



Clerk of Committee



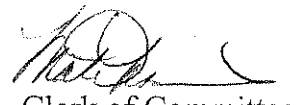



**To the Board of Mayor and Aldermen of the City of Manchester:**

The Committee on Lands and Buildings respectfully advises, after due and careful consideration, that it has accepted the Board of Water Commissioner's conceptual approval for the placement of a conservation easement on a 460-acre parcel of land in the Town of Auburn identified as Battery Point and surrounding the Educational Center operated by the Audubon Society of NH and filed the request pending final documents to be presented to the Committee.

*(Unanimous vote.)*

Respectfully submitted,

  
Clerk of Committee  


7



# City of Manchester

Nominated 01/16/2007

Office of the Mayor  
Hon. Frank C. Guinta

January 16, 2007

The Honorable Board of Aldermen  
One City Hall Plaza  
Manchester, NH 03101

Dear Members of the Board:

Pursuant to Section 3.14 (b) of the City Charter, please find below the following nominations:

- (1) Paul Servideo to succeed Marty Gavin (resignation) as a member of the Conservation Commission, term to expire August 1, 2008;
- (2) William A. Varkas to succeed himself as a member of the Highway Commission, term to expire January 15, 2010.

These nominations will layover to the next meeting of the Board pursuant to Rule 20 of the Board of Mayor & Aldermen. Your consideration of these nominees is appreciated in advance.

Sincerely,

Frank C. Guinta  
Mayor

7+8



## CITY OF MANCHESTER Board of Aldermen



Memo To: Board of Mayor and Aldermen

From: Ed Osborne  
Alderman Ward 5

Date: January 31, 2007

Re: Funding for flashing signals at Massabesic and Cypress Streets

At the January meeting of the CIP Committee I requested funding approximated at up to \$4,250 for flashing signals for the safety of pedestrians at the intersection of Massabesic and Cypress Streets. The Committee did not wish to transfer monies from other projects but indicated a willingness to perhaps fund it from contingency.

I am requesting the Board either appropriate funding from Contingency for this project or refer the matter for funding in the FY2008 budget. Your consideration would be appreciated.

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# CITY OF MANCHESTER ALCOHOL, TOBACCO, AND OTHER DRUG TASK FORCE

c/o City of Manchester Office of Youth Services  
1528 Elm Street  
Manchester, NH 03101  
[OYS@ManchesterNH.gov](mailto:OYS@ManchesterNH.gov)

January 12, 2007

The Board of Mayor and Aldermen  
C/o City Clerk's Office  
City Hall  
1 City Hall Plaza  
Manchester, NH 03101

Gentlemen and Lady:

Based on recent discussions with the City of Manchester Alcohol, Tobacco, and Other Drug Task Force, I am writing to ask that the Board of Mayor and Aldermen consider rejuvenating this group as a Special Aldermanic Committee including at least one Alderman, who could also serve as Chair of the Committee.

It is believed that in these times it is important to have a direct connection between the Board of Mayor and Aldermen and the Task Force. This connection would strengthen the City's abilities to respond to issues facing the City as may be identified by the Board or the Task Force. At this juncture, the following are being discussed:

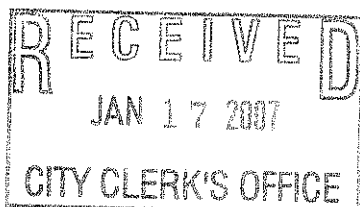
- How to address reducing underage drinking related to 18+ clubs in Manchester
- The lack of detoxification services for adults and youth who present with a medical need for such services
- Support for the Strategic Prevention Framework State Incentive Grant implementation in Manchester, which will ultimately oversee and direct the flow of all substance abuse prevention dollars in the State.
- Support for enhanced prevention, intervention, and treatment resources for our citizens.

Your favorable consideration of this request would be appreciated.

Sincerely yours,

  
Martin Boldin, LICSW, LADC, LCS  
Chair

MB/dk



16



**Kevin A. Dillon, A.A.E.**  
Airport Director

January 30, 2007

RECEIVED

FEB 01 2007

MAYOR'S OFFICE

One Airport Road  
Suite 300  
Manchester, NH  
03103-3395  
Tel: 603-624-6539  
Fax: 603-666-4101  
[www.flymanchester.com](http://www.flymanchester.com)

Board of Mayor and Aldermen  
City of Manchester  
One City Hall Plaza  
Manchester, NH 03103

Dear Honorable Board:

This will serve as a request for approval of a 60-day unpaid leave of absence for Operations/Maintenance Specialist Richard Votour. Previously he was approved for a 90-day unpaid leave under departmental authority.

This additional 60-day request will allow adequate time for Mr. Votour to obtain additional medical treatment and/or a further medical prognosis to determine his ultimate ability to return to work.

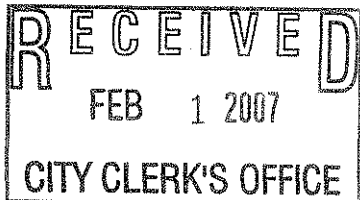
Thank you for your consideration.

Sincerely,

A handwritten signature in cursive script that reads 'Kevin A. Dillon'.

Kevin A. Dillon, A.A.E.  
Airport Director

C: V. Lamberton



17



**Manchester-Boston**  
REGIONAL AIRPORT

**Kevin A. Dillon, A.A.E.**  
Airport Director

January 30, 2007

One Airport Road  
Suite 300  
Manchester, NH  
03103-3395

Tel: 603-624-6539

Fax: 603-666-4101

[www.flymanchester.com](http://www.flymanchester.com)

The City of Manchester  
Board of Mayor & Aldermen  
One City Hall Plaza  
Manchester, NH 03101

Re: Purchase of Properties

To The Honorable Board:

As you know, the Airport is moving ahead with a construction project to extend the safety areas of runway 6-24. The expanded safety areas are necessary to comply with federal regulations. To provide the necessary land for the project, the Airport will acquire a minimum of five (5) parcels along South Willow Street adjacent to the east end of runway 6-24. At this time I am requesting authorization as Airport Director to negotiate and execute documents related to the purchase of one of these properties. The parcel (Tax Map 851, Lot 1-B) measures approximately 5.981 acres.

The relative location of the parcel to the end of the runway and to South Willow Street is reflected in the attachment. The Airport desires to purchase the parcel for approximately \$195,000 based on appraisal and other considerations. As you may realize, 75% of the acquisition cost is funded by the federal government.

Therefore, I respectfully request that the Manchester Board of Mayor & Aldermen authorize the Airport Director to negotiate and execute the purchase of the parcel so described.

I will be available to answer your questions regarding this request at the next Board Meeting scheduled for February 6, 2007. I thank you for your consideration of this important request.

Sincerely,

Kevin A. Dillon  
Airport Director

Attachment

C: Dave Bush

01 201 151 07 10  
\*83 44

FAX MAP 045 LOT 1  
7632 AC.  
318.810 S.F.

PSA

18

TRIANGLE WALL PROPERTY  
BROOKS PROPERTY  
CONSERVATION EASEMENT A  
DENOVAN PROPERTY  
ADVANTAGE GASES AND TO  
WALLOUX PROPERTY

CITY OF MANCHESTER  
DEPARTMENT OF AVIATION  
MANCHESTER NEW HAMPSHIRE  
MANCHESTER - BOSTON REGIONAL AIRPORT  
BIRMINGHAM 8/79A SAFETY AREA SOCIETY

## LAND ACQUISITIONS

BY	DATE	BY	DATE	DRAWING NO.
DESIGNED.....		CHECKED.....		<b>EMAS</b>
-		-		
-		-		
-		-		
-		-		
QUANTITIES.....		MADE.....		
CAD FILE NAME				SHEET 1 OF 1
DESCRIPTION Standard Size				PROJECT NO. LC-3880
SCALE FACTOR				
ENG. DATE 12/27/08				
" " = "X"				

REVISON DESCRIPTION	BY	DATE
FAY, SPOFFORD & THORNDIKE, LLC 288 SOUTH RIVER ROAD, BUILDING C BEDFORD, NEW HAMPSHIRE 03110 PHONE: 603-669-2000 FAX: 603-669-2670		



**City Of Manchester  
Department of Highways  
Environmental Protection Division**

300 Winston Street  
Manchester, New Hampshire 03103-6826  
(603) 624-6595 Fax (603) 628-6234

Frank C. Thomas, P.E.  
Public Works Director

Kevin A. Sheppard, P.E.  
Deputy Public Works Director

January 29, 2007  
No. 07-15

Board of Mayor and Alderman  
One City Hall Plaza  
Manchester, NH 03101

**Subject: Proposed Sewer Rate Adjustments**

Dear Mayor Guinta and Board of Alderman,

Please find attached for your review a summary presentation on the Environmental Protection Division's (EPD) recently completed wastewater rate study. As a result of EPA's mandated \$57 million combined sewer overflow program, a deteriorating infrastructure, and soaring energy costs, EPD's expenses have increased 120% over the past ten years. This dramatic cost increase has depleted EPD's cash reserves thereby requiring a rate adjustment.

To meet future needs, EPD has projected \$210 million in capital improvement projects. This includes \$150 for EPA's anticipated Phase II CSO program, \$25 million to expand sewer service to needed areas of the City, and \$50 million to upgrade an aging treatment plant. To meet future finance projections, we propose a four-step rate adjustment program beginning with a 25% increase in April 2007 and concluding with a 15% increase in January 2010. The final rate adjustment will put Manchester about equal to the projected state average wastewater rate in 2010. Implementing these rate adjustments will allow EPD to meet future regulatory requirements, ensure the long-term integrity of the City's wastewater infrastructure, and protect Manchester's environment.

We look forward to meeting with you to discuss these rate adjustments in more detail. Meanwhile, if you have any questions or require any additional information, please feel free to contact me prior to the meeting at 624-6341.

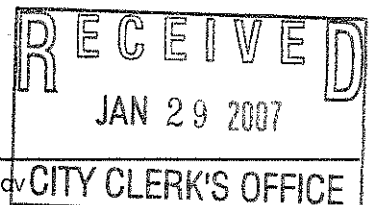
Sincerely,

Frederick J. McNeill, P.E.  
Chief Sanitary Engineer  
ENVIRONMENTAL PROTECTION DIVISION

Attachment:

cc Frank C. Thomas, P.E.  
Kevin A. Sheppard, P.E.

19





**Wastewater Rate Study  
Presentation to the Board of  
Mayor and Aldermen**

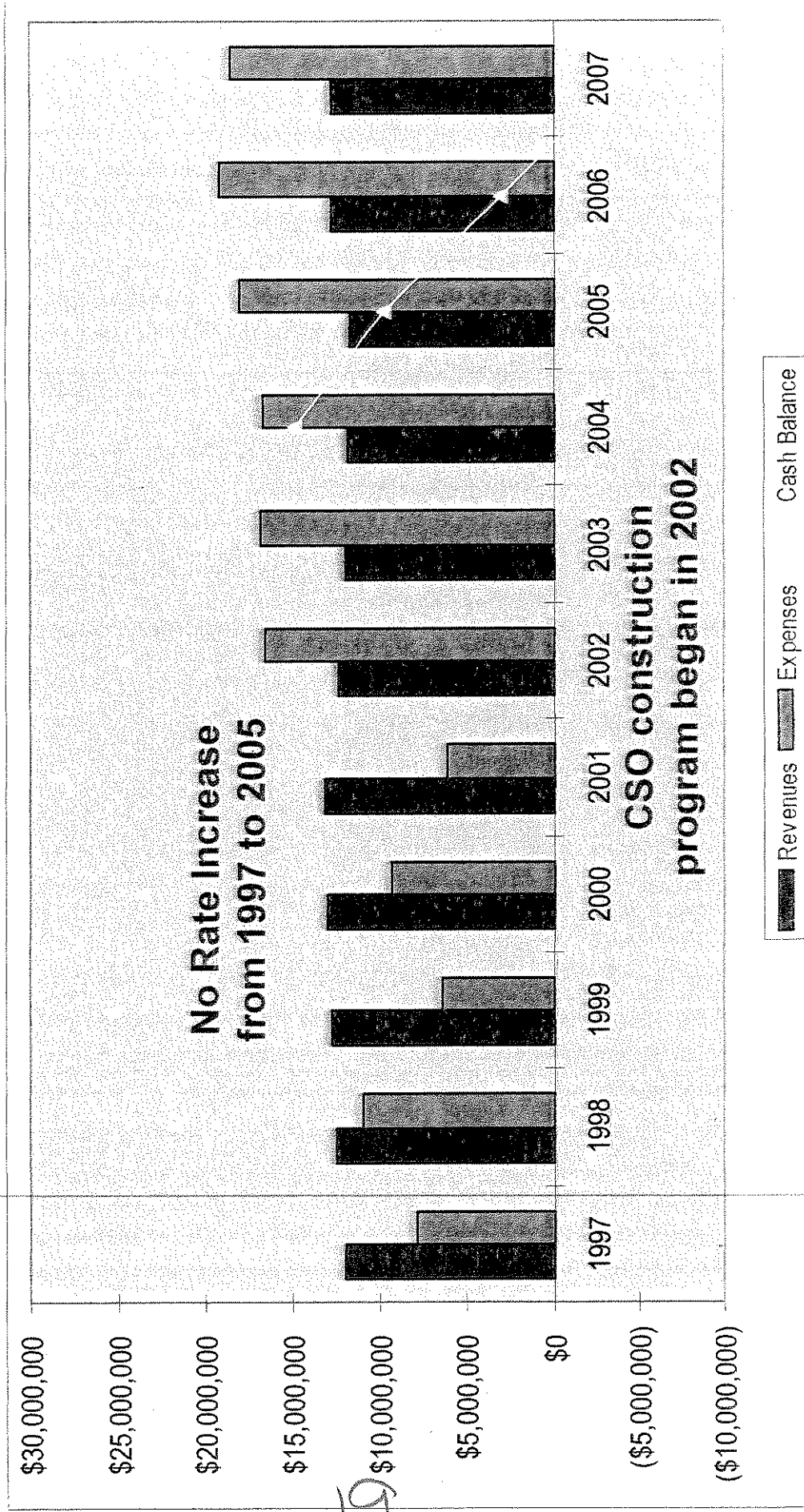
**Environmental Protection Division  
Department of Highways  
City of Manchester**

**February 6, 2007**

# Key Study Findings

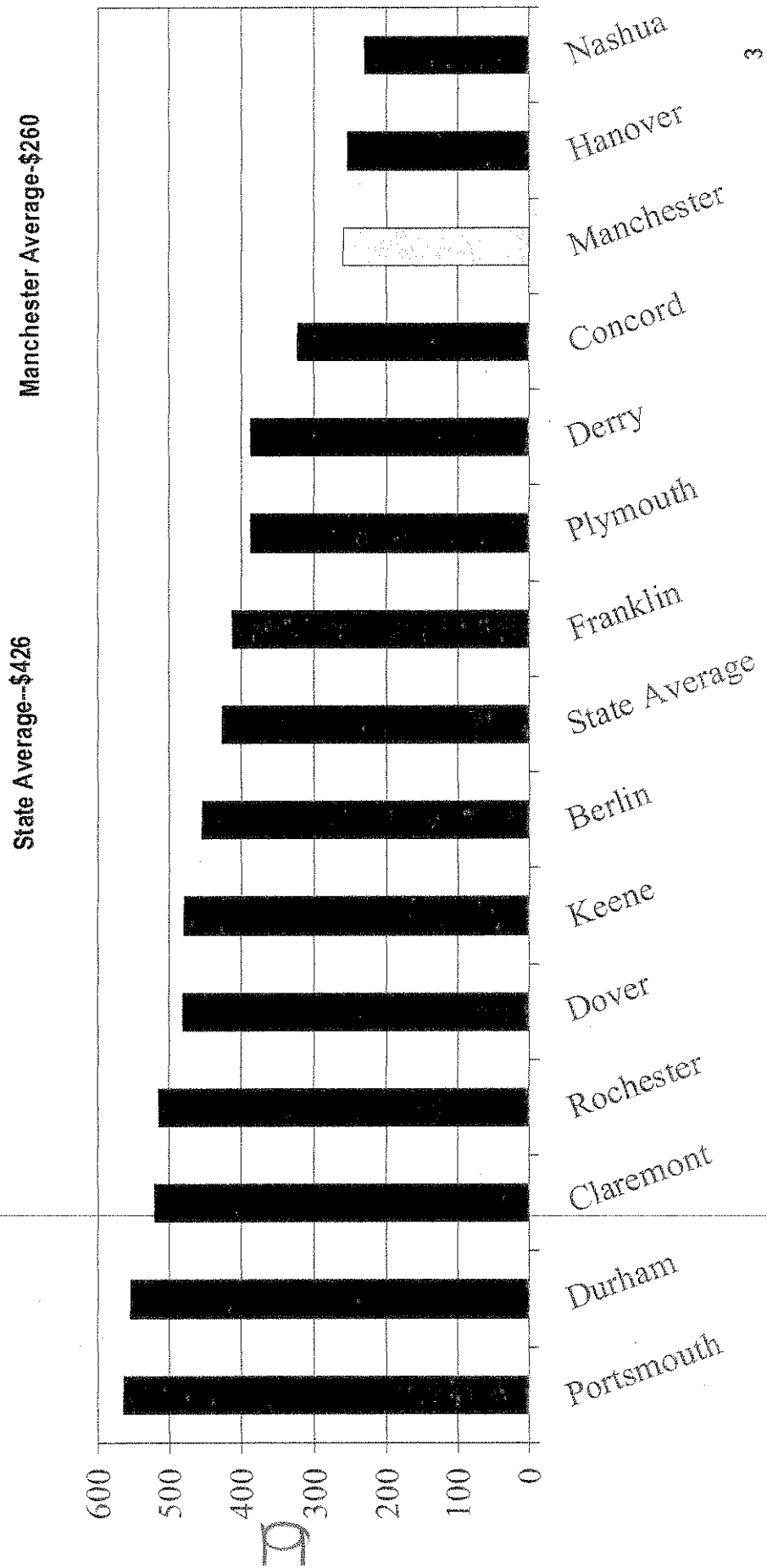
- EPD capital and operating expenses have increased nearly 120% over the past 10 years, while sewer rates have increased less than 15%
- EPD used accumulated cash to maintain low rates; cash completely expended in Jan 2007
- City faces significant CIP requirements to complete next phase of CSOs, ensure the reliability of treatment plant, and provide service to new customers
- Manchester rates, even with proposed increases, will remain competitive with other NH municipalities

# Historical Revenues, Expenses, and Cash Balances, 1997-2007



Note: 2007 Estimated Year End.

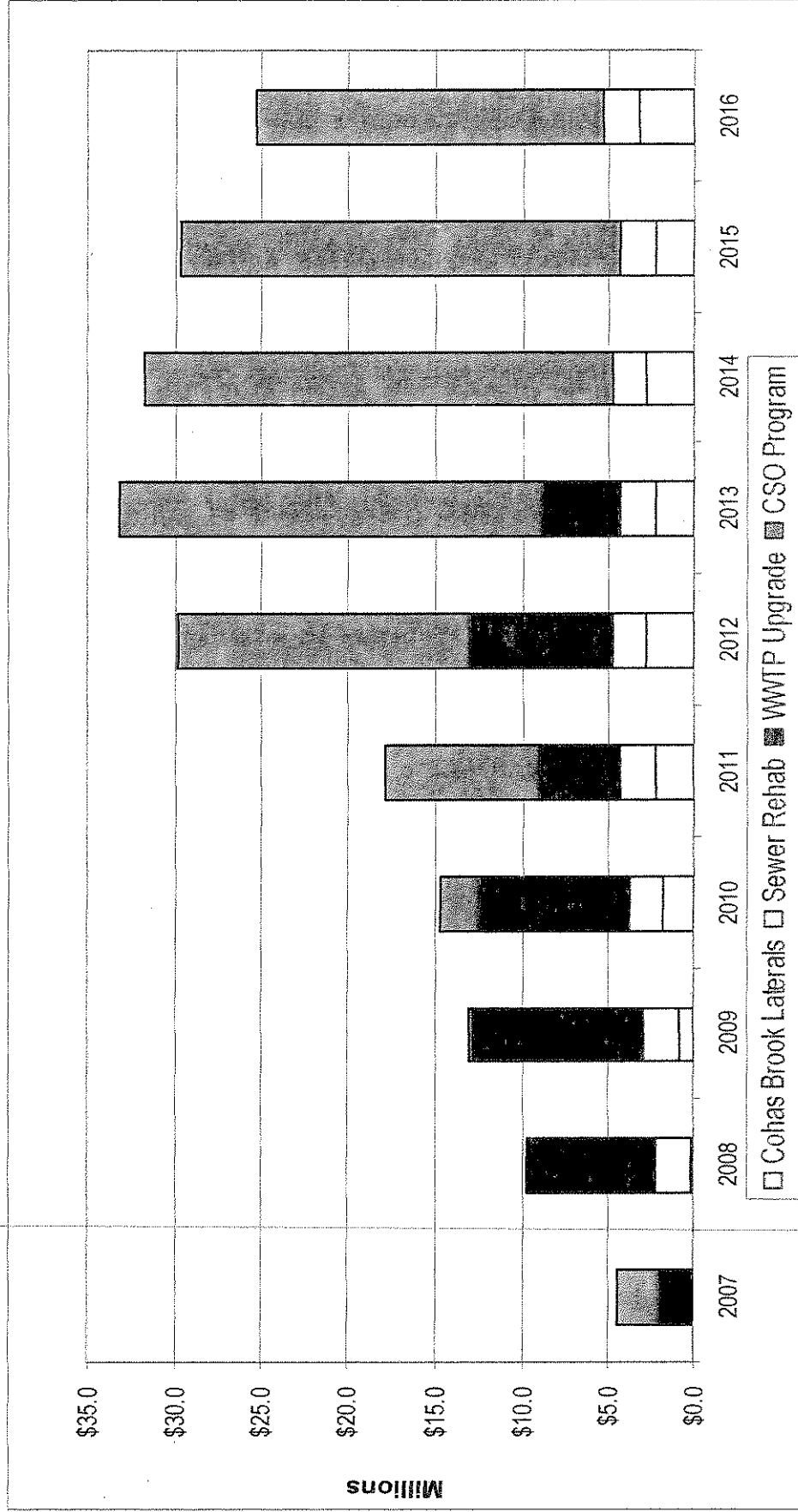
# Manchester's Current Rates are Well Below State Average



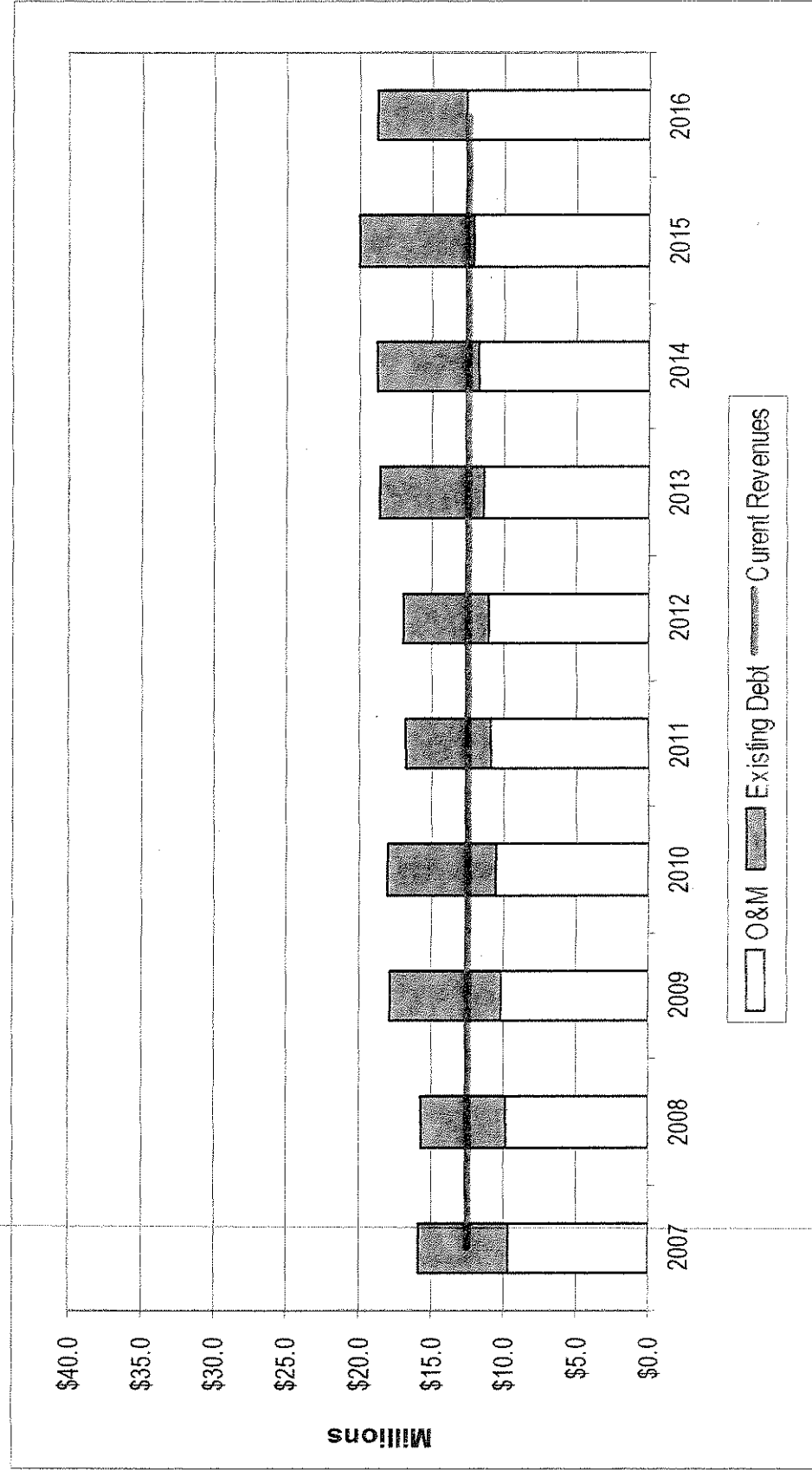
## City Faces Approximately \$210 Million in Capital Improvements Over Next Ten Years

- CSO abatement program--\$125 million
  - Necessary to ensure compliance with Clean Water Act and City's Compliance Order
- Wastewater Treatment Plant Renovation--\$45 million
  - Proactively meeting needs of aging WWTP to ensure its reliability
- Cohas Brook Sewers--\$18.5 million
  - Provides service to new customers and enables economic development
- Sewer Rehabilitation--\$18 million
  - Ensures reliability of aging collection system

# Projected Capital Expenses, 2007-2016

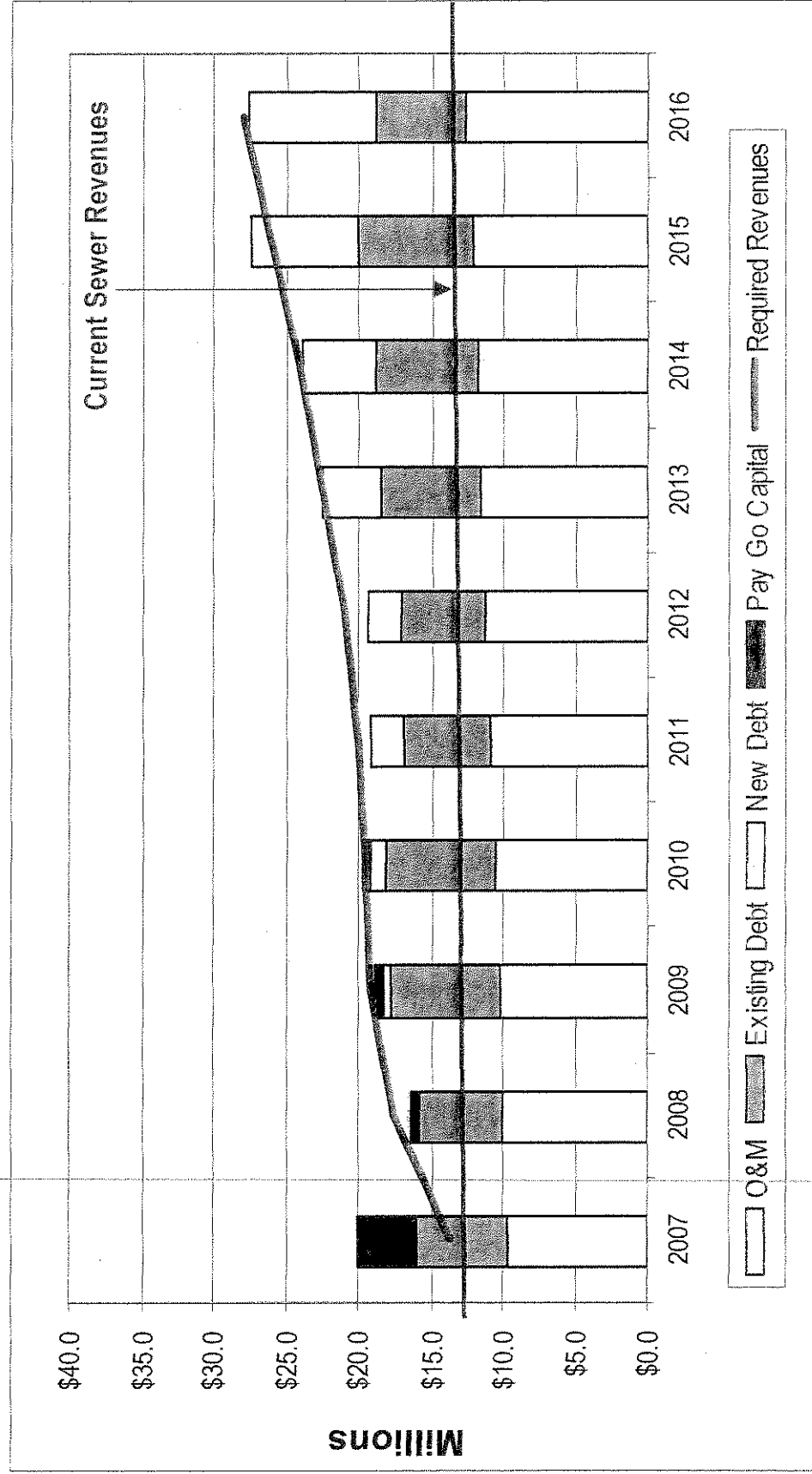


# Base Case Current EPD Financial Commitments, No New Projects



19

# Projected Expenses, with CIP Fully Implemented

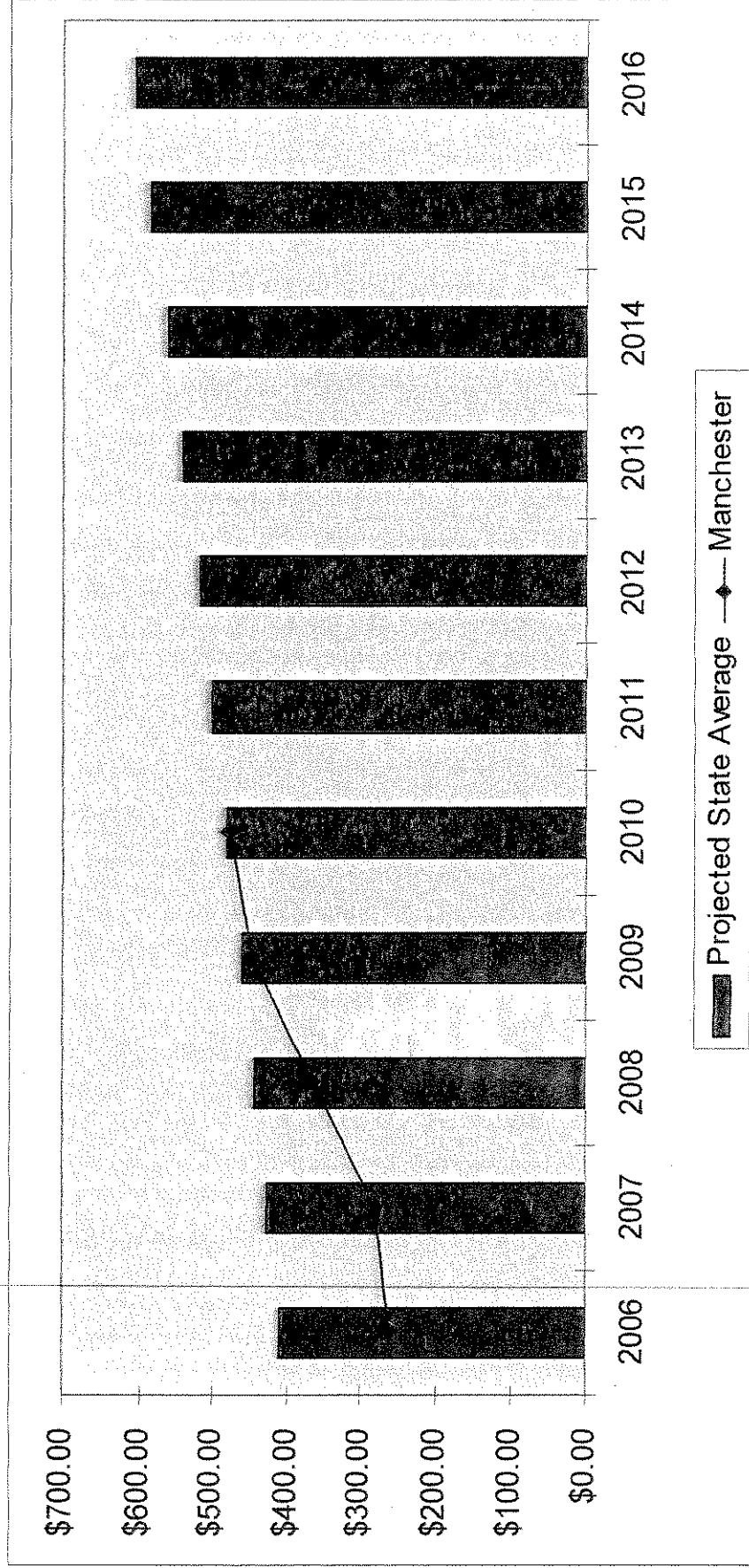




# Recommended that the City Implement Four Step Rate Increase

- April 2007, 25%
  - Typical annual household bill starting April 1, 2007 will increase by approximately \$65 to approximately \$325
- January 2008, 20%
  - Annual household bill starting January 1, 2008 will total approximately \$390
- January 2009, 20%
  - Annual household bill starting January 1, 2009 will total approximately \$470
- January 2010, 15%
  - Annual household bill starting January 1, 2010 will total approximately \$540

# Projected Manchester Household Bills Will Remain at or Below State Average



Note: Typical bill based on 90,000 gallons per year.  
Assumes state average increases 4.0%/yr

## **Recommendations**

- **Implement four-step rate increase to bring revenues in line with current expenses and fund anticipated CIP**
- **Utilize 20-Year SRF to fund Capital Improvement Program**
- **Establish a 2-month operating reserve to maintain cash flow**
- **Re-examine rates in 2010 when Phase 2 CSO project is finalized**



**City of Manchester  
Department of Finance**

One City Hall Plaza  
Manchester, New Hampshire 03101  
Phone: (603) 624-6460  
Fax: (603) 624-6549

February 1, 2007

Board of Mayor and Aldermen  
City of Manchester  
One City Hall Plaza  
Manchester, NH 03101

Re: General Obligation Bond Sale

Honorable Board Members:

On Wednesday January 31<sup>st</sup>, the City successfully sold \$34,845,000 of General Obligation Public Improvement Bonds. The bonds were well received in the market as an unusually high twelve firms placed bids. The bids ranged from a true interest cost (TIC) of 4.042819% to 4.131733%. The reoffering was awarded to UBS Securities LLC with a TIC of 4.035791%.

The bonds have been rated by FitchRatings, Standard & Poor's and Moody's Investor Services. The ratings received on this issue are AA+, AA+ and Aa2 respectfully. I have included a copy of the three ratings reports with this correspondence. The Board should pay particular attention to the report prepared by Moody's. We requested an upgrade to Aa1, but were denied. The analyst was kind enough to list out specific ratios that if improved upon could move the City's rating up one notch.

The Board should note that this sale eliminates all authorized, but unissued debt other than those authorizations for EPD and Water that will be funded through the State's Revolving Loan Fund.

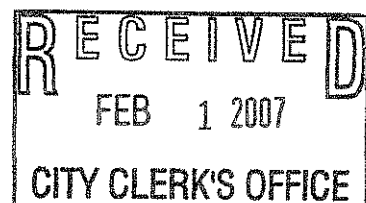
If you should have any questions, please do not hesitate to contact either myself or Joanne Shaffer. If any Alderman would like a copy of the Official Statement – the bond offering document - please let me know and I will gladly forward you a copy.

Sincerely,

Randy M. Sherman  
Finance Officer

Cc: Joanne L. Shaffer

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## **FITCH RATES MANCHESTER, NEW HAMPSHIRE 2007 GOS 'AA+'; OUTLOOK STABLE**

Fitch Ratings-New York-23 January 2007: Fitch rates the City of Manchester, New Hampshire's approximately \$33 million general obligation (GO) bonds, series 2007 'AA+'. The bonds are scheduled for competitive sale on Jan. 31. The bonds will mature serially on June 1, 2007-2022, with semiannual interest payable on June 1 and December 1 of each year. In addition, Fitch affirms the 'AA+' rating on the City's approximately \$177.5 million in outstanding GO bonds and the 'AA' rating on the City's approximately \$96.5 million School Facility Revenue Bonds. The Rating Outlook is Stable.

The 'AA+' rating reflects strong financial management evident in robust reserve levels exceeding policy minimums and a growing and diversified economic base with recent, major successful investments in the downtown and riverfront mill areas. Unlike most issuers in its rating category, the city does not have a multi-year projection capital improvement plan. However, manageable capital needs, a plan to slow the pace of debt issuance, and rapid amortization of 68.9% of principal in ten years should enable the city's overall debt levels to remain moderate to low.

Additionally, the city receives various revenues to off-set certain debt service payments backed by the general obligation (GO) pledge. The affirmation of the 'AA' rating on the outstanding school revenue bonds reflects the slightly weaker security of debt service subject to budget and appropriation. The Rating Outlook on the school bonds is Stable.

With an estimated population of 109,691 in 2005, Manchester is located just 58 miles north of Boston and accessible by I-93. Long recognized as the financial hub of New Hampshire, Manchester has also developed into its own regionally important economy, benefiting from an extended influx of industrial and corporate business investment and attractive natural amenities along the Merrimack River. Unemployment remains well below U.S. norms. While the city has historically been dependent on the manufacturing industry, the presently diversified economy and employment opportunities are evident with the finance, insurance, and real estate sector leading employment growth since 1998. The 2005 tax base revaluation showed an 82.2% increase in the assessable base for fiscal 2007, driven by new residential and commercial construction and value appreciation. Despite this significant growth, the city reports a low level of tax appeals, credited to citizen education and tax rate rollbacks enabling moderate levy growth.

The city's financial management is one of its key credit strengths. The city has a long history of prudent financial and debt management policies, including rapid debt retirement and a rainy day fund policy totaling 5% of the budget. With such policies, the city has maintained a strong financial position. Audited unreserved balance for fiscal 2005 was \$15.3 million, or 13.6% of the \$112.7 million general fund budget, showing 36.4% growth over 2000 audited figures. For additional flexibility, the city maintains contingency reserves in its special revenue and policy-mandated rainy day fund.

Debt levels have declined and are moderate to low at approximately \$2,278 per capita and 2.41% of market value, excluding \$17 million in pension obligation bonds. While school and general debt service together represented an above average 13.3% of fiscal 2006 expenditures, up from 10% in fiscal 2002, the city maintains significant flexibility with a rapid 68.9% of debt retired in ten years. Fitch expects the debt service burden to remain affordable as future capital needs are manageable.

Contact: Michael Zezas +1-212-908-0767 or Jessalynn Moro +1-212-908-0608, New York.

Media Relations: Cindy Stoller, New York, Tel: +1 212-908-0500.

Fitch's rating definitions and the terms of use of such ratings are available on the agency's public site, '[www.fitchratings.com](http://www.fitchratings.com)'. Published ratings, criteria and methodologies are available from this

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site, at all times. Fitch's code of conduct, confidentiality, conflicts of interest, affiliate firewall, compliance and other relevant policies and procedures are also available from the 'Code of Conduct' section of this site.

MOODY'S ASSIGNS Aa2 RATING TO CITY OF MANCHESTER'S (NH) \$33.1 MILLION G.O.  
PUBLIC IMPROVEMENT BONDS, SERIES 2007; OUTLOOK IS STABLE

TOTAL OF \$213 MILLION PARITY DEBT OUTSTANDING, INCLUDING CURRENT ISSUE

Manchester (City of) NH  
Municipality  
New Hampshire

Moody's Rating

Issue	Rating
General Obligation Public Improvement Bonds, Series 2007	Aa2
Sale Amount	\$33,075,000
Expected Sale Date	01/31/07
Rating Description	General Obligation, Unlimited Tax

NEW YORK, January 29, 2007 -- Moody's Investors Service has assigned a Aa2 rating to the City of Manchester's (NH) \$33.1 million G.O. Public Improvement Bonds, Series 2007 and affirmed the stable outlook. Concurrently, Moody's has also affirmed the Aa2 rating and stable outlook on approximately \$180 million of the city's previously issued parity debt. The bonds are secured by the city's general obligation, unlimited tax pledge. Proceeds from the current bonds will finance various capital projects and improvements. The Aa2 rating reflects the city's sizeable and diverse tax base with strong growth and slightly below average income levels, healthy financial position, average debt burden that is expected to remain manageable, as well as its role as an economic center for New Hampshire and the New England region. The stable outlook reflects the expectation that the city's financial flexibility will remain at similar levels and that the tax base will continue to experience healthy growth in the near-term.

MANCHESTER IS A REGIONAL ECONOMIC CENTER; SIZEABLE TAX BASE EXPERIENCING STRONG GROWTH AND SEVERAL REDEVELOPMENT EFFORTS

Moody's anticipates that the city's sizeable \$10.4 billion tax base will continue to experience strong growth driven by healthy market appreciation, new residential and commercial construction, and several redevelopment efforts. Located in southeastern New Hampshire, approximately 60 miles north of Boston (G.O. rated Aa1/stable), Manchester is the state's largest municipality (2005 population 109,761) and a major economic driver of the state and in the region. The city benefits from a diverse economy, which has increasingly attracted companies from the technology sector, a healthy job and labor market, and its proximity to employment markets in northeastern Massachusetts. Its role as an economic center is greatly enhanced by the presence of a regional airport, which has helped spur development and bring increased business activity to the area. Full valuation growth has been very strong, averaging 21.8% annually for the last five years, driven primarily by strong property value appreciation. We expect this rate of full valuation growth to slow over the next several years, but remain healthy. A revaluation effective for fiscal year 2007 nearly doubled the city's taxable ratables, to \$9.6 billion from \$5.3 billion in fiscal 2006, prior to which the city's assessed valuation growth was moderate, typically ranging between 1% and 2% each year. Similar ratable growth is expected in the medium-term.

New residential and commercial construction, as well as redevelopment projects, include 800 residential units (mostly single family homes) approved for 2007; ongoing redevelopment of the Millyard, a stretch of former mills-turned office space along the river which currently houses approximately 300 companies, most of which are in the technology sector; and a multi-use riverfront development project, which includes a minor league baseball stadium (completed in 2005), a Hilton Gardens hotel (completed in 2006) and approximately 140 condos and townhouses (approximately 50% completed). Future development may be further spurred by the potential construction of a commuter rail line between Manchester and Nashua (G.O. rated Aa2), which may then be linked to the City of Lowell, MA (G.O. rated A3/negative outlook) and Boston, as well as the potential widening of Interstate-93 to Boston. These major projects are still pending approval, but may contribute to the sustainability of the city's growing economy and

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labor market and could further increase the attractiveness of Manchester as a place to live and work.

The city's unemployment rate is slightly above that of the state (3.3% vs. 3.0% as of September 2006), but below that of the U.S. (4.4%). Income levels are below the state medians, with per capita and median family income at 90.4% and 90.0%, respectively, and approximate national medians. Income levels have increased since the 2000 Census, however, as individuals from Rockingham County, NH (G.O. rated Aa2), Cambridge, MA (G.O. rated Aaa), Boston and northeastern Massachusetts continue to migrate to Manchester (source: Moody's Economy.com). Property wealth levels are above state and national medians with full value per capita at \$94,633, but fall below levels consistent with the Aa rating range. Including the value of tax-exempt properties would increase the city's full valuation to approximately \$11.4 billion and improve full value per capita slightly to \$103,590 - still lower than other Aa rated communities nationwide.

#### HEALTHY FINANCIAL POSITION EXPECTED TO REMAIN STABLE

Moody's expects that the city's healthy financial position will remain stable in the medium-term given conservative budgeting practices, expenditure controls, timely tax rate increases and strong fiscal management. Aside from a \$1.2 million operating deficit in fiscal 2005, several years of operating surpluses increased the city's General Fund balance to \$25.3 million (a strong 20.7% of General Fund revenues) in fiscal 2006 from \$15.8 million (a healthy 16.4% of General Fund revenues) in fiscal 2000. In fiscal 2005, General Fund balance declined by \$1.2 million to \$24 million, a still strong 20.1% of General Fund revenues, of which \$1.1 million was undesignated, a narrow 1% of General Fund revenues and in line with the city's policy of maintaining undesignated fund balance at 1% of General Fund revenues. The decline in reserves in fiscal 2005 was largely due to property tax revenues coming in approximately \$1 million less than budget and Manchester School District reimbursements coming in \$530,000 less than budget. Unaudited fiscal 2006 (ended June 30) results reflect a \$1.3 million increase to General Fund balance to \$25.3 million, or 20.7% of General Fund revenues, although undesignated General Fund balance decreased to \$772,000, or 0.6% of General Fund revenues. However, the city maintains several reserves which add to the city's financial flexibility, including a Revenue Stabilization Fund (\$10 million) and a Special Revenue Fund funded from one-time revenues (\$5.7 million). These reserves, together with undesignated reserves, equaled a satisfactory 13.5% of General Fund revenues. Given that it is self-insured for workers compensation, general liability and health insurance, the city also conservatively maintains three insurance reserves for a combined \$3.8 million in fiscal 2006. The city adds to these reserves each year to the extent that budgeted expenditures for these items are not fully spent.

By year-end fiscal 2007, the city anticipates adding \$1.5 - \$2 million to total General Fund balance, of which approximately \$500,000 is expected to be derived from expenditure savings and the balance from revenues exceeding budget. The city will continue to be challenged by expenditure pressures, particularly by those related to pension contributions, which are expected to increase by approximately \$1.5 million in fiscal 2008, which city officials anticipate will funded by a property tax rate increase and expenditure controls in other areas. The city is expected to implement biennial budgeting starting with the fiscal 2009 budget, which is expected to provide a longer-term view of city needs and expenditures. Property taxes are the city's largest source of revenue (56%), followed by licenses and permits (19%) and federal and state grants (8%). Property tax collection rates are high averaging 99% annually for the last five years.

#### ABOVE AVERAGE DEBT BURDEN EXPECTED TO DECLINE IN MEDIUM-TERM

Moody's expects the city's above average 2.6% direct debt burden to decline in the medium-term given no immediate borrowing plans and ongoing healthy full valuation growth. In addition to general obligation debt for the city, the direct debt burden also includes Manchester School District debt, a component of the city, and enterprise debt obligations guaranteed by the city. After accounting for state school building aid (approximately 40% reimbursement of eligible costs), the debt burden falls slightly to 2.4% of full valuation.

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Principal repayment is slow with less than one-half (45%) repaid in 10 years. Debt service, however, was a high 12.8% of General Fund expenditures (based on unaudited 2006 results), but below the city's self-imposed 20% of gross revenues limit. City officials do not expect to issue additional debt for at least three to four years, as capital needs are expected to be funded through the budget.

What could change the rating up:

- Significant augmentation of financial reserves
- Improved income levels more consistent with the Aa rating range
- Improved property wealth levels as compared with comparably rated cities

What could change the rating down:

- Reduction of financial reserves resulting in limited financial flexibility

#### KEY STATISTICS

2005 Population: 109, 691 (+2.5% since 2000)

2006 Full valuation: \$10.4 billion

2006 Full value per capita: \$94,633

1999 Per capita income (as % of state and US): \$21,244 (89.1% and 98.4%)

1999 Median family income (as % of state and US): \$50,039 (86.9% and 100.0%)

Direct debt burden: 2.6%

Adjusted debt burden (2.4%)

Payout of principal: 43.5%

FY06 General Fund balance (unaudited): \$25,317 (20.7% of General Fund revenues)

FY05 General Fund balance: \$24.0 million (20.1% of General Fund revenues)

Unemployment (9/06): 3.3% (state: 3.0%; US: 4.4%)

Post-sale parity debt outstanding: \$213 million

#### ANALYSTS:

Jenny L. Maloney, Analyst, Public Finance Group, Moody's Investors Service  
Erin Daugherty, Backup Analyst, Public Finance Group, Moody's Investors Service  
Edith Behr, Senior Credit Officer, Public Finance Group, Moody's Investors Service

#### CONTACTS:

Journalists: (212) 553-0376

Research Clients: (212) 553-1653

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## Manchester, New Hampshire

**Primary Credit Analysts:**

Henry W Henderson  
Boston  
(1) 617-530-8314  
henry\_henderson@  
standardandpoors.com

**Secondary Credit Analysts:**

Karl Jacob  
New York  
(1) 212-438-2111  
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standardandpoors.com

**Credit Profile**

US\$35.15 mil GO pub imp bnds ser 2007 dtd 02/01/2007 due 06/01/2022

<b>Long Term Rating</b>	AA+/Stable	New
Manchester sch fac rev bnds (MBIA)		
<b>Unenhanced Rating</b>	AA(SPUR)/Stable	Affirmed
Manchester GO		
<b>Long Term Rating</b>	AA+/Stable	Affirmed

Many issues are enhanced by bond insurance.

**Rationale**

Standard & Poor's Rating Services assigned its 'AA+' standard long-term rating, and stable outlook, to Manchester, N.H.'s series 2007 GO public improvement bonds and affirmed its 'AA+' standard long-term rating, with a stable outlook, on the city's preexisting GO debt.

Standard & Poor's also affirmed its 'AA' Standard & Poor's underlying rating (SPUR), with a stable outlook, on the city's appropriation debt.

Credit characteristics that support the ratings include the city's:

- Strong and seasoned management team, which has demonstrated a favorable track record of managing through all economic cycles;
- Large, diversifying property tax base that has successfully redeveloped from a previous dependence on manufacturing;
- Sound financial position with responsible financial and debt management policies; and
- Manageable debt position.

The city's full faith and credit pledge secures the bonds, which are subject to annual appropriation. Officials will use bond proceeds to fund various school and municipal capital projects.

Manchester, with a population of 109,966, is in south-central New Hampshire, about 58 miles north of Boston, Mass. The city serves as a regional services, trade, transportation, and

health center with more than 3,300 firms providing 58,900 jobs. No single sector dominates the employment base, and Manchester's economy has successfully evolved into a diverse mix of health care, financial services, transportation, and light manufacturing from its previous dependence on textile manufacturing. The city has northern New England's largest regional airport, and it has recently experienced significant economic growth. In addition, multiple large developments are in the planning stages, including the redevelopment of a 17-acre, city-owned waterfront parcel, for which city officials are currently considering a \$3.6 million bid. Manchester's 2005 unemployment rate of 3.9% was well below the nation's 5.2% rate but slightly above the state's 3.6% rate.

Assessed valuation million gallons has increased by 82% since fiscal 2006 to \$9.59 billion in fiscal 2007 due primarily to a revaluation of existing properties. Market value is an estimated \$12.8 billion. Income levels are on par with national levels.

Management has designated multiple reserve funds, which has led to a consistently sound financial position. The unreserved general fund balance was \$15.3 million, or 13% of expenditures, at fiscal year-end 2005. Fiscal 2006 draft financial statements estimate that, while expenses and net transfers were greater than revenues, the general fund increased by \$1.3 million due primarily to onetime revenues, including \$3 million from the sale of a parking facility. A \$10.1 million rainy day reserve, funded in years when operating surpluses are generated, is included in the general fund balance. Property taxes, which accounted for 59% of fiscal 2006 revenues, are the city's primary revenue source. Tax collections are strong; current collections were at more than 99% in each of the past five years. The city's total net assets were an estimated negative \$31.7 million for fiscal 2006 due primarily to liabilities for the pension fund, landfill fund, and compensated absences. Management, however, estimates the city's use of bond proceeds to reimburse itself for previous expenditures will reduce this accumulated deficit by roughly \$18 million in fiscal 2007. Year-to-date fiscal 2007 revenues and expenditures are in-line with budgeted projections.

Manchester's financial management policies are considered good, indicating that financial practices exist in most areas but that not all practices might be formalized or that governance officials might not monitor them regularly. Financial policy strengths include quarterly budget monitoring and investment reporting to the mayor and aldermen and sound debt management policies that limit debt levels to a fixed percent of revenues and total assessed value. The city also has a policy to maintain multiple financial reserves, including a rainy day fund in the general fund, as well as a reserve for unforeseen increases in the health self-insurance fund.

The debt position is sound. Overall net debt is an average 2.1% of fiscal 2007 estimated market value and \$2,430 per capita. Carrying charges were an average 13% of 2006 general fund expenditures. The water, sewer, and airport debt is self-supporting.

### ***Outlook***

The stable outlook reflects the expectation that the city's local economy will remain stable and that it will continue to provide a sound source of property tax revenues, allowing management to maintain a sound financial position.

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## To the Board of Mayor and Aldermen of the City of Manchester:

The Committee on Bills on Second Reading respectfully recommends, after due and careful consideration, that Ordinance:

“Amending the Zoning Ordinance of the City of Manchester by extending the B-2 (General Business) zoning district to include property currently zoned IND (Industrial) located on the south side of Gold Street east of the former Lawrence Branch of the B&M Railroad and including the following three lots Tax Map 875-14, 875-15, 875-16.

ought to pass.

*(Aldermen Duval, Lopez, Garrity, and Pinard recorded in favor; Alderman Gatsas opposed)*

IN BOARD OF MAYOR & ALDERMEN

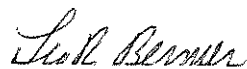
DATE: September 5, 2006

ON MOTION OF ALD. Garrity

SECONDED BY ALD. Smith

VOTED TO table.

Respectfully submitted,



Clerk of Committee

  
CITY CLERK

# City of Manchester New Hampshire

*In the year Two Thousand and Six*

## AN ORDINANCE

"Amending the Zoning Ordinance of the City of Manchester by extending the B-2 (General Business) zoning district to include property currently zoned IND (Industrial) located on the south side of Gold Street east of the former Lawrence Branch of the B&M Railroad and including the following three lots Tax Map 875-14, 875-15, and 875-16."

BE IT ORDAINED, By the Board of Mayor and Aldermen of the City of Manchester, as follows:

SECTION 1. "Amending the Zoning Ordinance of the City of Manchester by extending the B-2 (General Business) zoning district to include property currently zoned IND (General Industrial/Industrial Park) located on Gold Street including Tax Map 875, Lots 14, 15, and 16, and being more particularly bounded and described as follows:

Beginning at a point on the centerline of the intersection of Gold Street and John E. Devine Drive extended, said point being on the zone boundary line of the B-2 (General Business) zone district and the IND (General Industrial/Industrial Park) zone district, prior to this amendment;

Thence, easterly along the centerline of Gold Street, also being the zone boundary line between the B-2 (General Business) zone district and the IND (General Industrial/Industrial Park) zone district, prior to this amendment, approximately 965 ft. to a point;

Thence, southerly along the zone boundary line of the B-2 (General Business) zone district and the IND (General Industrial/Industrial Park) zone district, prior to this amendment, a distance of approximately 570 ft. to a point;

Thence, southwesterly along the zone boundary line of the B-2 (General Business) zone district and the IND (General Industrial/Industrial Park) zone district, prior to this amendment, a distance of approximately 1,075 ft. to a point;

Thence, northwesterly generally along the centerline of the former Lawrence Branch of the Boston and Maine Railroad, a distance of approximately 1,090 ft. to a point, said point being the zone boundary line of the R-1B (Residential One-Family) zone district and the IND (General Industrial/Industrial Park) zone district, prior to this amendment;

Thence, easterly along the centerline of Gold Street, also being the new zone boundary line between the B-2 (General Business) zone district and the IND (General Industrial/Industrial Park) zone district, after this amendment, a distance of approximately 515 ft. to a point, said point also being the point of beginning.

Said description to include TM 875, Lot 14, Lot 15, and Lot 16 consisting of approximately 19.43 acres of private land, to be rezoned from IND (General Industrial/Industrial Park) to B-2 (General Business) zone district, after this amendment.

SECTION II. Resolve this ordinance shall take effect upon passage.

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DEVINE  
MILLIMET

ATTORNEYS AT LAW

*By Hand Delivery*

SUSAN V. DUPREY  
603.695.8505  
SDUPREY@DEVINEMILLIMET.COM

June 19, 2006

Office of the City Clerk  
One City Hall  
Manchester, NH 03101-2097

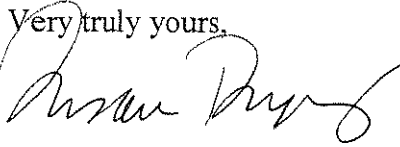
*RE: GFI Gold Street, LLC - Petition for Rezoning*

Dear Sir or Madam:

Enclosed please find a Petition for rezoning parcels Map 875, Lot 15 and Map 875, Lot 16. Also enclosed is our check in the amount \$300.00. Our office represents GFI, which requests this rezoning.

Please feel free to contact me should you have any questions regarding this matter or if additional information is required. Thank you.

Very truly yours,

  
Susan V. Duprey

SVD:ml

Enclosures

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July 11, 2006.  
In Board of Mayor and Aldermen.

On motion of Alderman Garrity, duly seconded by Alderman Forest, it was voted to refer the petition for rezoning to a Public Hearing on Monday, August 7, 2006 at 6 PM in the Aldermanic Chambers of City Hall and further to authorize execution of ~~agreements enclosed subject to the~~ review and approval of the City Solicitor.

  
City Clerk

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STATE OF NEW HAMPSHIRE  
CITY OF MANCHESTER

GFI GOLD STREET, LLC

PETITION FOR REZONING

NOW COMES the Petitioner, GFI Gold Street, LLC, by and through its attorneys, Devine, Millimet & Branch, Professional Association, and petitions the Board of Mayor and Aldermen of the City of Manchester, in accordance with Article 16 of the City of Manchester Zoning Ordinance, to change the zone of and amend the Zoning Map regarding 2 parcels of land, one of which is located at 725 Gold Street and the other of which is near Gold Street, County of Hillsborough, City of Manchester and identified as Map 875 Lot 15 and Map 875 Lot 16 in the tax records for the City of Manchester. In support thereof, Petitioner states as follows:

1. GFI Gold Street, LLC is the owner of record of that parcel of land located at 725 Street and identified as Map 875 Lot 15 in the tax records of the City of Manchester (Property 1). Property 1 is approximately 15.178 acres in size and was formerly the site of Associated Grocers which has since relocated. Property 1 is currently zoned Industrial.

2. Ashkars Children's Limited Liability Company and John N. Ashkars own a parcel near Gold Street which has no building situate on it and abuts Property 1 which land is identified as Map 875 Lot 16 in the tax records of the City of Manchester ("Property 2"). Property 2 is approximately 36,864 square feet in size and is also zoned Industrial. Property 2 is subject to a purchase agreement in favor of GFI Gold Street, LLC.

3. The Petitioner, GFI Gold Street, LLC, for itself as owner of Property 1 and as agent for the owners of Property 2, seeks to change the zoning classification of Property 1 and Property 2 from Industrial to B-2 in order to locate a retailer on Property 1 and Property 2.

4. A copy of the tax map showing Property 1 and Property 2 as situated in the Industrial Zone and the zoning designations for the surrounding properties is attached is Exhibit

A.

5. It is believed that the change of zone will have little impact on the surrounding area in that much of the surrounding area was either zoned B-2, has been rezoned from

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Industrial to B-2 or variances have been granted to allow uses permitted in the B-2 zone. Changing the zone to B-2 will reduce heavy truck traffic in the area as Property 1 is now used as a 24 hour per day trucking terminal. Plans are being prepared to help address and to generally improve conditions on Gold Street.

6. This proposed change will have a substantial positive tax revenue impact for the City of Manchester and will have no effect on the environment as Property 1 is already developed for an industrial use. There will be no impact on municipal services or facilities.

7. The names, addresses, tax map numbers and lot numbers of all abutting property owners and all properties on the opposite side of the street from Property 1 and Property 2 are attached as Exhibit B.

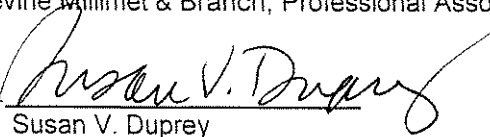
8. A metes and bounds description of Property 1 and Property 2 is attached as Exhibit C.

9. The Petitioner respectfully requests that the Honorable Board of Mayor and Aldermen approve this request to change the zone for Property 1 and Property 2 from Industrial to B-2 and to amend the Zoning Map to reflect this change.

Respectfully submitted,

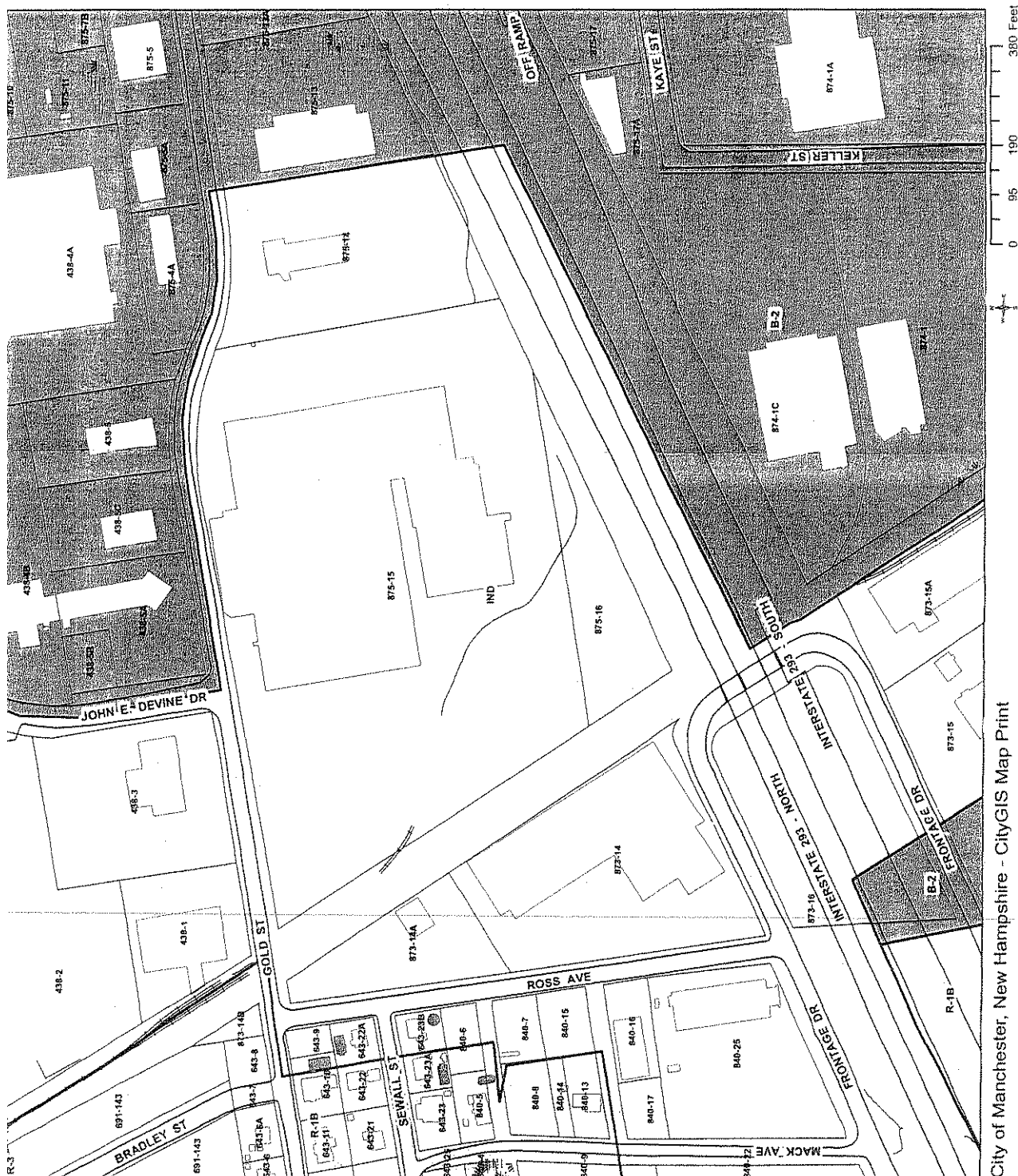
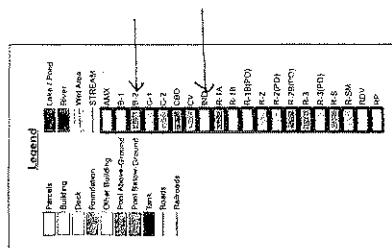
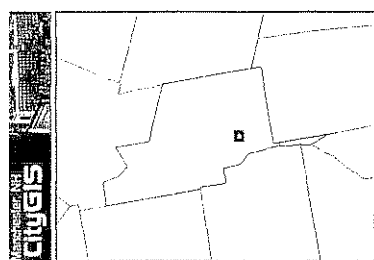
GFI Gold Street, LLC  
By its Attorneys,  
Devine Millimet & Branch, Professional Association

By

  
Susan V. Duprey  
111 Amherst Street  
Manchester, NH 03101  
(603) 695-8505

Dated: June 19, 2006





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## Exhibit C

### Legal Description for Lot 875-15, located at 725 Gold Street, Manchester:

A certain tract or parcel of land with the buildings thereon, situate in Manchester, Hillsborough County, State of New Hampshire, being Lot 875-15 on Plan #\_\_\_\_\_, entitled "ALTA/ACSM Land Title Survey, 725 Gold Street in Manchester, New Hampshire (Hillsborough County), dated December 22, 2005, prepared by BSC Group, more particularly bounded and described as follows:

Beginning at a point on the northeasterly corner of the Lot on the southerly line of Gold Street; thence

1. South  $9^{\circ} 17' 43''$  East, a distance of 80.15 feet to a concrete bound found; thence
2. South  $09^{\circ} 76' 53''$  East, a distance of 488.15 feet by the westerly side of Lot 875-14; to a an iron pipe at the southeasterly corner of the lot; thence
3. South  $64^{\circ} 53' 52''$  West, a distance of 310.73 feet by the northerly line of the Interstate Highway 293 to an iron pipe; thence
4. South  $82^{\circ} 28' 33''$  West, a distance of 517.33 feet by the northerly line of Lot 875-16 to an iron pipe at the southeasterly corner of the premises; thence
5. North  $32^{\circ} 51' 25''$  West, a distance of 21.90 feet to an iron pipe; thence
6. North  $08^{\circ} 01' 16''$  West, a distance of 19.62 feet to an iron pipe; thence
7. North  $32^{\circ} 51' 25''$  West, a distance of 714.62 feet by the easterly side of the rail road tracks to an iron pipe at the northwest corner of the premises on the southerly line of Gold Street; thence
8. North  $80^{\circ} 33' 28''$  East, a distance of 305.63 feet by the southerly line of Gold Street to an iron pipe; thence
9. North  $80^{\circ} 16' 28''$  East, a distance of 586. 18 feet by the southerly line of Gold Street to an iron pipe; thence
10. Curving in a southeasterly direction with a radius of 399.80 feet, along the southerly line of Gold Street, a distance of 230.44 feet to the point of beginning.

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Containing 15.178 Acres, more or less.

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**Legal Description for Lot 875-16, located on Gold Street, Manchester:**

A certain Tract or parcel of land, situated in Manchester, bounded and described as follows:

Beginning at a point on the southwest corner of the premises north of the Interstate Highway 293, thence.

1. North  $32^{\circ} 51' 25''$  West along said Manchester-Lawrence Railroad for a distance of 157.68 feet, more or less to an iron post set at land of Associated Grocers; thence
2. South  $82^{\circ} 28'$  East for a distance of 517.33 feet, more or less to the interstate Highway 293; thence
3. South  $64^{\circ} 53' 52''$  West for a distance of 471.90, along said Interstate Highway 293 to the point of beginning.

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RECEIVED  
MANCHESTER CITY CLERK

Ashkar Children's Trust Limited Liability Company  
Mrs. Georgette Ashkar, Managing Member  
8160 East Quincy Avenue  
Cherry Hills Village, CO 80111  
(303) 796-8128

Mr. John Ashkar  
29 Fairmount Drive  
Danbury, CT 06811  
(203) 792-4963  
JUN 20 12:21

June 19, 2006

The Board of Mayor and Aldermen  
of the City of Manchester  
One City Hall  
Manchester, NH 03101-2097

Re: Authorization to Pursue Rezoning

To Whom It May Concern:

We, the undersigned, being the owners of the real property sometimes referred to as Map 875, Lot 16, located near Gold Street in Manchester, New Hampshire, hereby grant our authority to GFI Gold Street, LLC, to take any and all actions required or deemed necessary to re-zone the property from "Industrial" to "B 2".

Thank you for your attention to this matter, and if you have any questions please contact our counsel, Susan Perkins of Perkins Ruschena, LLC, at (303) 779-8100.

Sincerely,

Ashkar Children's Trust Limited Liability  
Company

Georgette Ashkar, Manager  
By: Georgette Ashkar, Managing Member

John Ashkar  
By: John Ashkar



# CITY OF MANCHESTER

## Planning and Community Development



Robert S. MacKenzie, AICP  
Director

Planning  
Community Improvement Program  
Growth Management

Staff to:  
Planning Board  
Heritage Commission  
Millyard Design Review Committee

June 28, 2006

Mr. Leo Bernier, City Clerk  
City of Manchester  
One City Hall Plaza  
Manchester, NH 03101

Re: *Technical Review, Rezoning Petition – Gold Street*

Dear Mr. Bernier:


In accordance with the procedures on rezoning requests, the following information is being provided to your office in consideration of a rezoning request filed by the owner of one property and agent for a second property on Gold Street (including two lots: Lot 875-15 and 875-16). The subject parcels are located on the south side of Gold Street east of the former Lawrence Rail Branch. The first property is 15.2 acres currently containing the Associated Grocers Building and the second is .85 acres in size that is vacant. The subject properties are currently zoned *Industrial (IND)*. The applicant is requesting that the zoning district be changed to General Business (*B-2*).

Presently, while the parcels are adjacent to a B-2 on one side, the rezoning action would create one parcel that would be zoned IND and surrounded by B-2. As this could be considered spot zoning, we would recommend that the parcel at 835 Gold Street (Lot 875-14; 3.42 acres) also be considered by the Board for rezoning from IND to B-2. In the 1993 Master Plan for the City of Manchester, this area was identified as Industrial land use although the plan also recognized that extension of the business zone into areas of industrial zone was likely and that certain precautions should be taken. The key precaution from the Master Plan as it relates to this rezoning request states "...the proposed district should be evaluated to insure that possible projects will not encourage additional traffic impacts upon residential areas..." The applicants, working with the City, have devised a traffic calming plan to mitigate impacts on Gold Street and Sewall Street which may be considered by the Board of Mayor and Aldermen.

From a technical perspective, the petition may be forwarded to the Board of Mayor and Aldermen for consideration. Consistent with the policy for rezoning petitions, the planning staff is providing a copy of the petition to the Planning Board, the Building Department and the Office of the City Solicitor for comment.

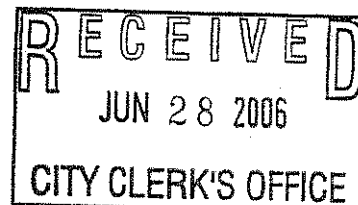
I will be available for any questions that the Board may have.

Sincerely,



Robert S. MacKenzie, AICP  
Planning Director

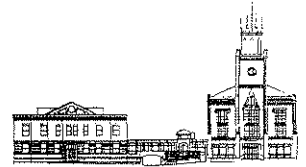
C: Planning Board  
Office of the City Solicitor  
Building Department  
Economic Development Office  
One City Hall Plaza, Manchester, New Hampshire 03101  
Phone: (603) 624-6450 Fax: (603) 624-6529  
E-mail: [planning@ManchesterNH.gov](mailto:planning@ManchesterNH.gov)  
[www.ManchesterNH.gov](http://www.ManchesterNH.gov)





# CITY OF MANCHESTER

## Manchester Economic Development Office



August 3, 2006

Honorable Board of Mayor and Aldermen  
City of Manchester  
One City Hall Plaza  
Manchester, NH 03101

RE: Proposed Amendment to Zoning Map – Gold Street

Honorable Board Members:

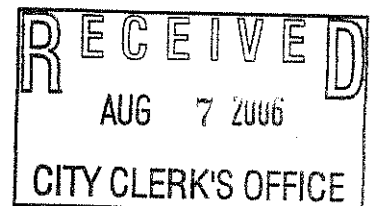
This to recommend the extension of the B-2 Zoning District to encompass the former Associated Grocer's Site, 725 Gold Street and an adjacent parcel. The proposed redevelopment of the Associated Grocers site into a new Home Depot store is projected to cost over \$21,000,000 and generate \$193,000 in new property tax revenue to the City annually. In addition the project will allow Home Depot to expand in the City of Manchester, rather than relocating out-of-town. The existing space leased by Home Depot is in great demand by quality national retailers and will be redeveloped in short order.

In addition GFI/Home Depot development venture is contributing \$4,000,000 to the Gold Street Improvement Project. This project will widen and/or bypass narrow portions of Gold Street and improve and signalize neighborhood street intersections resulting in improved traffic flow, increased safety, curbside visitor parking, sidewalks and landscaping. This improvement to Gold Street will enable the City to entertain additional retail zoning requests near the Associated Grocer/Home Depot site which could generate significant additional investment and new property tax revenue while reducing industrial traffic truck traffic in the area. Based on acreage and lot coverage projections, the City could realize as much as \$184,000 in additional new property tax revenue from future adjacent retail development. In addition, the City could negotiate to recover a portion of the City's Gold Street improvement costs from future developers.

The Gold Street site is adjacent to the growing and successful South Willow Street retail district in close proximity to residential neighborhoods. Industrial truck traffic is incompatible with consumer and neighborhood traffic automobile. In my recommendation that the highest and best use of this site is retail, not industrial.

Sincerely,

  
Paul J. Borek  
Economic Development Director





To the Board of Mayor and Aldermen of the City of Manchester:

The Committee on Bills on Second Reading respectfully recommends, after due and careful consideration, that Ordinance:

“Amending the Zoning Ordinance of the City of Manchester by extending the R-3 (Urban Multi-family) zoning district to include property currently zoned R-1B (Single-family) located on a portion of Tax Map 691 Lot 143-1 that will be on the north side of a proposed Gold Street Bypass and adjacent to Bradley Street and the New St. Augustin’s Cemetery

ought to pass.

*(Aldermen Duval, Lopez, Garrity, and Pinard recorded in favor; Alderman Gatsas opposed)*

IN BOARD OF MAYOR & ALDERMEN

DATE: September 5, 2006

ON MOTION OF ALD. Garrity

SECONDED BY ALD. Smith

VOTED TO table.

Respectfully submitted,

*Paul Bernier*

Clerk of Committee

*[Signature]*  
CITY CLERK  
*[Signature]*

# City of Manchester New Hampshire

*In the year Two Thousand and Six*

## AN ORDINANCE

"Amending the Zoning Ordinance of the City of Manchester by extending the R-3 (Urban Multi-family) zoning district to include property currently zoned R-1B (Single-family) located on a portion of Tax Map 691 Lot #143-1 that will be on the north side of a proposed Gold Street Bypass and adjacent to Bradley Street and the New St Augustin's Cemetery"

BE IT ORDAINED, By the Board of Mayor and Aldermen of the City of Manchester, as follows:

SECTION 1. Amending the Zoning Ordinance of the City of Manchester by extending the R-3 (Urban Multi-family) zoning district to include property currently zoned R-1B (Single-family) located on a portion of Tax Map 691 Lot #143-1 that will be on the north side of a proposed Gold Street Bypass and adjacent to Bradley Street and the New St Augustin's Cemetery and being more particularly bounded and described as follows:

Beginning at a point at the centerline of Bradley Street at a point opposite the property lines of New Beech Hill Development Company, LP (TM 691-15A) and the Diocese of Manchester (shown on a subdivision plan approved by the Planning Board on February 23, 2006 as TM 691-143-1), said point being on the zone boundary line of the R-3 (Urban Multi-family) district and the R-1B (Single-family), prior to this amendment;

Thence, westerly across the Right of Way of Bradley Street and continuing along the northerly boundary of said property of the Diocese of Manchester TM 691-143-1, said line also being the zone boundary line between the R-3 (Urban Multi-family) district and the R-1B (Single-family), prior to this amendment, approximately 1206 ft. to a point;

Said point being the end of the northerly boundary of the Diocese of Manchester TM 691-143-1, and at the intersection with the following properties: TM 691-143, TM 691-135, TM 691-136 and TM 691-15A;

Thence, southerly along the boundary of property of the Diocese of Manchester TM 691-143-1 a distance of 285.94 ft. to a point;

Thence, easterly along the boundary of property of the Diocese of Manchester TM 691-143-1 a distance of 295.71 ft. to a point;

Thence, southerly along the boundary of property of the Diocese of Manchester TM 691-143-1 a distance of approximately 130 ft. to a point, said point being on the edge of the proposed Right of Way of the Gold Street Bypass;

Thence, easterly across the Right of Way of the Gold Street Bypass to the centerline of said Bypass a distance of approximately 30 feet to a point;



# City of Manchester New Hampshire

*In the year Two Thousand and Six*

## AN ORDINANCE

"Amending the Zoning Ordinance of the City of Manchester by extending the R-3 (Urban Multi-family) zoning district to include property currently zoned R-1B (Single-family) located on a portion of Tax Map 691 Lot #143-1 that will be on the north side of a proposed Gold Street Bypass and adjacent to Bradley Street and the New St Augustin's Cemetery"

BE IT ORDAINED, By the Board of Mayor and Aldermen of the City of Manchester, as follows:

Thence, northeasterly and easterly along the centerline of the Right of Way of the Gold Street Bypass as extended to the centerline of Bradley Street a distance of approximately 1,017 feet to a point;

Thence northerly along the centerline of Bradley Street to a point opposite the property lines of New Beech Hill Development Company, LP (TM 691-15A) and the Diocese of Manchester (TM 691-143-1) a distance of approximately 324 feet to a point, said point also being the point of beginning.

Said description meaning to include a portion of property of the Diocese of Manchester (shown on a subdivision plan approved by the Planning Board on February 23, 2006 as TM 691-143-1) consisting of approximately 8.1 acres of private land, to be rezoned from the R-1B (Single-family) zoning district to the R-3 (Urban Multi-family) zoning district, after this amendment.

SECTION II. Resolve this ordinance shall take effect upon passage.

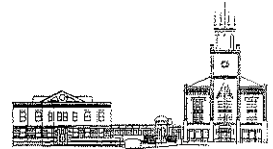


Robert S. MacKenzie, AICP  
Director

# CITY OF MANCHESTER

## Planning and Community Development

Planning  
Community Improvement Program  
Growth Management



Staff to:  
Planning Board  
Heritage Commission  
Millyard Design Review Committee

July 20, 2006

Honorable Board of Mayor and Aldermen  
City Hall  
One City Hall Plaza  
Manchester, New Hampshire 03101

*re: Rezoning of Diocese Property behind Gold Street*

Honorable Board Members:

This is to submit a request for rezoning for a portion of the Diocese Property adjacent to the proposed Gold Street Bypass from a single-family district (R-1B) to a multi-family district (R-3). The agreement that the Board recently acted upon called upon the City to initiate this rezoning. The Diocese has offered to donate the land necessary to create the new Gold Street Bypass as part of an overall plan to mitigate traffic in the area.

As this rezoning and the subsequent dedication of street area is necessary to complete the traffic improvements, it may be appropriate for the Board to time the final action on the rezoning of the Associated Grocers site with the rezoning of the Diocese property to insure that the creation of the Bypass is feasible.

From a technical standpoint, the Diocese rezoning is an extension of an existing multi-family zoning district and there are no other specific issues to preclude the rezoning to proceed to public hearing.

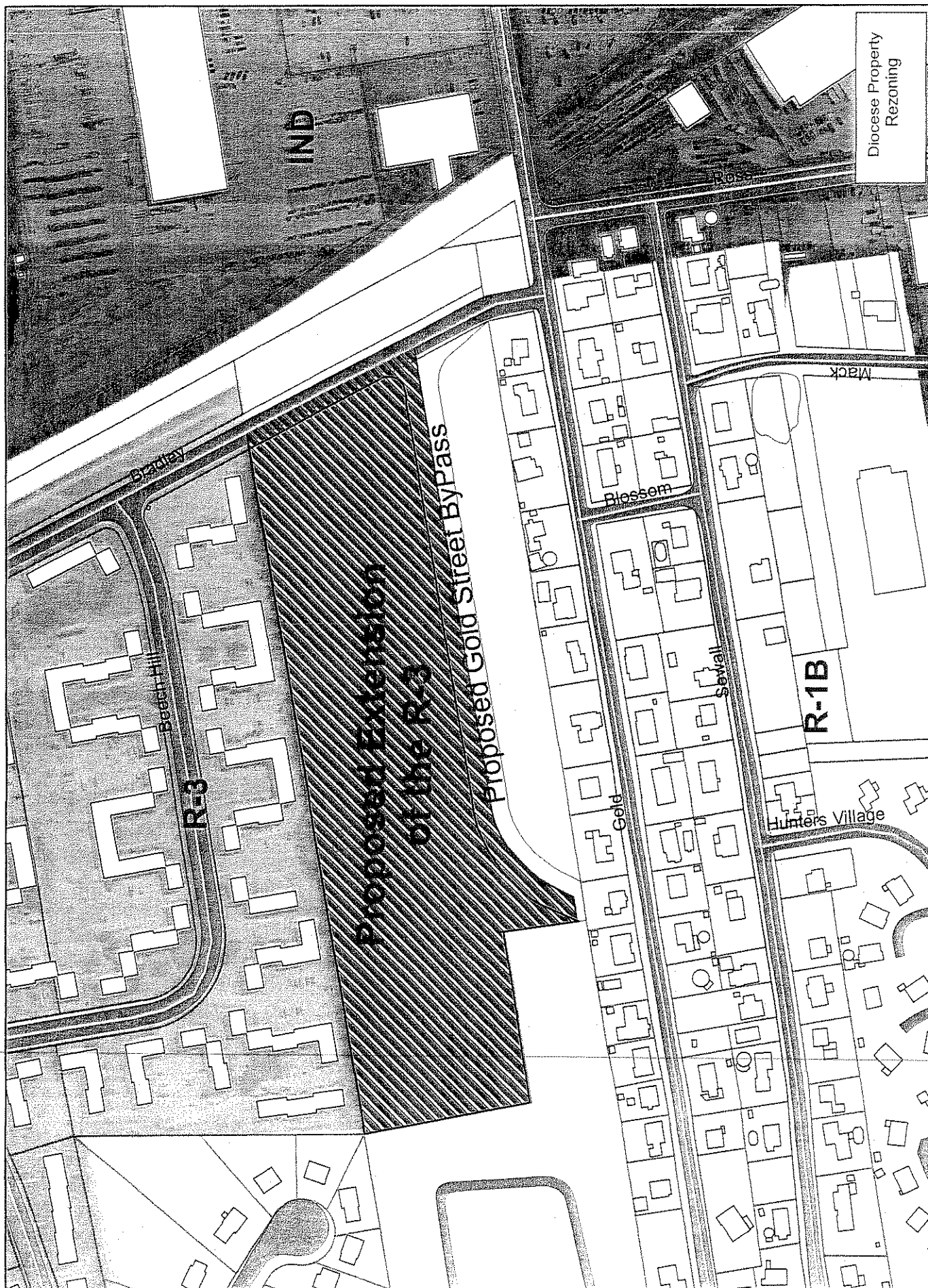
If you have any questions, I will be available at your next meeting.

Sincerely,

Robert S. MacKenzie, AICP  
Director of Planning & Community Development

C: Planning Board  
Building Department  
Brad Cook  
Tom Arnold  
Paul Borek

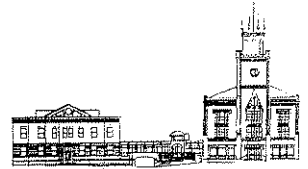
One City Hall Plaza, Manchester, New Hampshire 03101  
Phone: (603) 624-6450 Fax: (603) 624-6529  
E-mail: [planning@ManchesterNH.gov](mailto:planning@ManchesterNH.gov)  
[www.ManchesterNH.gov](http://www.ManchesterNH.gov)





# CITY OF MANCHESTER

## Manchester Economic Development Office



August 3, 2006

Honorable Board of Mayor and Aldermen  
City of Manchester  
One City Hall Plaza  
Manchester, NH 03101

RE: Proposed Amendment to Zoning Map – Diocese Property Behind Gold Street

Honorable Board Members:

This is to recommend that the R-3 Zoning be extended south to encompass a 9-acre parcel created by the Manchester Diocese donation of right-of-way for the proposed Gold Street Bypass. The remaining Diocese property, between the new Gold Street Bypass and existing single family homes will retain single family zoning allowing for a compatible buffer between existing homes and the proposed Bypass.

By donating the requested right-of-way, the Manchester Diocese enabled the City of Manchester, with the generous assistance of Home Depot, to solve a decades old traffic problem in the Gold Street neighborhood. Without the Diocese donation of right-of-way, further redevelopment of the Gold Street would be prohibited. Doing so allows Home Depot to expand, create new property tax revenue and allows other retailers to expand in or relocate to adjacent parcels the City of Manchester.

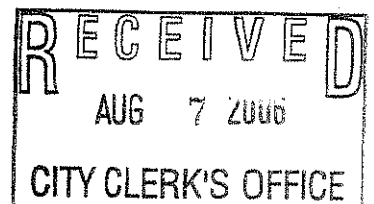
The Global Economic Development Strategy prepared by AngelouEconomics recommends that the City of Manchester “promote diverse housing that is affordable for local workers”, noting the following excerpt from the National League of Cities (<http://www.nlc.org>):

*Local governments are responsible to their residents for maintaining communities where their people can live, work, enjoy recreational activities, and access services. Affordable housing, comprehensive community development, and well-planned and coordinated land use foster communities that are vibrant, diverse and sustainable. Further, these are critical components to the economic vitality of communities and local economic regions for creating jobs and increasing municipal tax base.*

While this parcel is being considered for market rate development, Manchester’s growing employee base in The Millyard, Downtown and throughout the City includes skilled technology and financial service professionals who need housing appropriate to their desires, lifestyle and budgets. New Hampshire business leaders and demographic experts have articulated concerns about maintaining sufficient housing availability for the demand of a growing business economy. The requested rezoning helps to address the need for housing to accommodate the growing Manchester employment base. For these reasons, your approval of this request is recommended.

Sincerely,

Paul J. Borek  
Economic Development Director



One City Hall Plaza, Manchester, NH 03101 Phone (603) 624-6505 Fax (603) 624-6308  
E-mail: [econdev@ci.manchester.nh.us](mailto:econdev@ci.manchester.nh.us) [www.ci.manchester.nh.us](http://www.ci.manchester.nh.us)

23



**City of Manchester  
Department of Finance**

One City Hall Plaza  
Manchester, New Hampshire 03101  
Phone: (603) 624-6460  
Fax: (603) 624-6549

**RECEIVED**

NOV 20 2006

**MAYOR'S OFFICE**

November 20, 2006

Mayor Frank C. Guinta  
One City Hall Plaza  
Manchester, NH 03101

Dear Mayor Guinta,

Per our conversation, please be advised that Kevin Clougherty's final payout was approximately \$66,000.00. The Finance Department does not have sufficient funds budgeted to fully cover these costs. In order to provide funding for a full complement, I am requesting \$50,000.00 be held in Contingency in the event that we are unable to absorb this amount by year-end.

Sincerely,

Randy M. Sherman  
Finance Officer

**IN BOARD OF MAYOR & ALDERMEN**

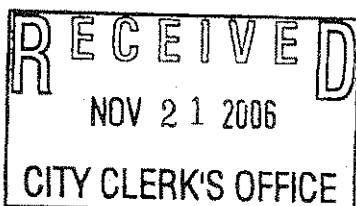
**DATE:** November 28, 2006

**ON MOTION OF ALD.** Lopez

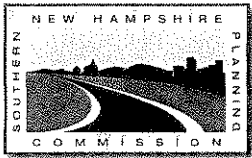
**SECONDED BY ALD.** Duval

**VOTED TO** table.

**CITY CLERK**



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**SNHPC**

**REPORT**

**Southern New Hampshire Planning Commission**

438 Dubuque Street, Manchester, NH 03102-3546, Telephone (603) 669-4664 Fax (603) 669-4350  
www.snhpc.org

**TO:** Mayor Frank Guinta and the City of Manchester Board of Alderman  
**FROM:** Linda Ajello, AICP, SNHPC Planner, (603) 669-4664, [lajello@snhpc.org](mailto:lajello@snhpc.org)

**DATE:** January 2, 2007

**IN BOARD OF MAYOR & ALDERMEN**

**RE:** City of Manchester Emergency Operations Plan

**DATE:** January 2, 2007

**ON MOTION OF ALD. Roy**

**RECOMMENDED ACTION**

**SECONDED BY ALD. DeVries**

Motion to adopt the City of Manchester Emergency Operations Plan. **VOTED TO** table

*L. R. Blumer*  
**CITY CLERK**

**SUMMARY**

In December 2005, the City of Manchester contracted with the Southern New Hampshire Planning Commission (SNHPC) in order to update its Emergency Management Plan. The SNHPC previously prepared the City's Natural Hazard Mitigation Plan in 2005. In order to complete the Emergency Management Plan, the SNHPC worked closely with a committee comprised of representatives from the City of Manchester Fire Department, Police Department, Health Department, Public Works Department, Building Department, Highway Department, Mayor's Office, City Clerks Office, Finance Office, Welfare Office, City Solicitors Office, Manchester Water Works, Information Systems Department, Manchester School Department, the Greater Manchester Chapter of the American Red Cross, Manchester Transit Authority, and the New Hampshire Bureau of Emergency Management.

In a collaborative effort, the Committee held monthly meetings from February 2006 to June 2006, with a final meeting held in October 2006. In addition to regular meetings, the committee worked with the SNHPC Staff through the use of e-mail and the telephone to complete the plan.

The EOP guides City response to the consequences of any disaster or emergency situation affecting the City's population or property. The EOP is applicable to natural disasters such as earthquakes, hurricanes, and tornadoes; manmade incidents such as civil disturbances; and technological situations such as hazardous materials incidents (including Terrorism), power failures, nuclear power plant incidents, and national security emergencies.

The primary purpose of the EOP is to initiate, coordinate, and sustain an effective local response to disasters and emergency situations. Additionally, it makes each department and organization aware of its responsibility in all-hazard emergency operations. This plan, upon being

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implemented by the city government, will provide the basis for coordinating protective actions prior to, during, and after any type of disaster.

The document is broken down into sections which include the Basic Plan, Emergency Support Functions (ESFs), Hazard-specific Annexes and Administrative Appendices. The Basic Plan describes the purpose, scope, situation and assumptions, hazard analysis, concept of operations, plan management, and authorities of State Departments/or agencies in response to an emergency disaster. The Concept of Operations, which is the largest section of the Basic Plan, includes, but is not limited to:

- a. Phases of Emergency Management
- b. Organization and assignment of responsibilities
- c. Notification
- d. Activation and Deployment
- e. Recovery and Deactivation

The organization to implement the EOP under emergency or disaster conditions consists of the city departments having primary, co-primary and support roles. The overall response structure of the EOP places the Mayor at the top of the Emergency Operations Center Organization Chart, followed by the Emergency Management Director.

The 16 Emergency Support Functions (ESFs) delineate primary and/or co-primary and support agencies and describe policies, situations, concept of operations, and responsibilities; necessary standard operating procedures/guides (SOPs/SOGs) to implement functions. ESFs are established nationally by the Department of Homeland Security and are a standardized set.

The ESFs and their primary agencies are as follows:

1. Transportation – MTA Director
2. Communications and Alerting – Fire Department Chief
3. Public Works and Engineering – Public Works Director
4. Fire Fighting – Fire Department Chief
5. Information and Planning – Emergency Management Director (EMD)
6. Mass Care and Shelter – Greater Manchester American Red Cross
7. Resource Support – EMD
8. Health and Medical Services – Public Health Director
9. Search and Rescue – Fire Department Chief
10. Hazardous Materials – Fire Department Chief
11. Food and Water – EMD/Manchester Water Works
12. Energy – EMD
13. Law Enforcement and Security – Police Department Chief
14. Public Information – Mayor/ EMD
15. Volunteers and Donations – EMD and American Red Cross
16. Animal Health – Police Department Chief

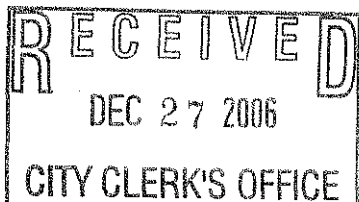
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The plans' Administrative Appendices include: a list of acronyms/abbreviations, terms and definitions, a compendium of emergency authorities and directives, and hazard analysis and assessment (HazMit Plan), which serve as points of reference and information for the users.

The Hazard-specific Annexes, which includes Hazardous Materials, Radiological Protection and Terrorism, describe special procedures applicable to a particular hazard. The Hazard-specific Annex incorporated into the Manchester Plan is the Terrorism Annex which was produced by the Fire Department.

The updated Emergency Management Plan will bring the City of Manchester into compliance with the National Incident Management System (NIMS). Any jurisdiction seeking Federal Homeland Security grant funding must be NIMS compliant by 2007. The City of Manchester has proactively updated its Emergency Management Plan and is one of the first municipalities to produce a NIMS compliant plan in the region.

Upon adoption by the Board of Alderman, the City of Manchester Emergency Operations Plan will be submitted to the State of New Hampshire Bureau of Emergency Management (NHBEM) for review. NHBEM will be looking at the document to verify that it is in the proper format and that it includes the Terrorism Annex. On an annual basis, the EMD will conduct the overall plan review and report to the Board of Aldermen with recommended revisions. As part of the annual review process, the EMD will request the necessary updates to various sections of the document from the primary, co-primary, and support agencies.



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# CITY OF MANCHESTER

## Department of Health

1528 Elm Street  
Manchester, NH 03101-2106  
Telephone: (603) 624-6466  
Administrative & Environmental Health FAX (603) 628-6004  
Community Health FAX: (603) 665-6894  
School Health FAX: (603) 624-6584  
Website: [www.ManchesterNH.gov/Health](http://www.ManchesterNH.gov/Health)

### BOARD OF HEALTH

Carol Bednarowski  
Laura Smith Emmick, M.D.  
William A. Mehan, DMD, MS  
Mary Mongan, R.N.  
Kristin H. Schmidt, PA-C

Timothy M. Soucy, REHS, MPH  
Public Health Director

January 3, 2007

Mayor Frank Guinta and  
Members of the Board of Aldermen  
City of Manchester  
One City Hall Plaza  
Manchester NH 03101

### **Re: Medical Volunteer Database**

Dear Mayor Guinta and Members of the Board of Aldermen:

In response to Alderman O'Neil's question regarding the use of volunteers during an emergency, I wanted to provide the following information.

In 2003, the Manchester Health Department recognized the need to establish a database of licensed, credentialed medical providers (physicians, physician assistants, nurses, dentists, pharmacists, mental health providers, and veterinarian) to call upon during an emergency in the City of Manchester. In 2005, we once again updated our database. To this date, we have 1,192 medical professionals who have agreed to be in the database and would potentially be available during a public health emergency. We believe these volunteers would be critical in assisting the Manchester Health Department, local hospitals and other medical providers during such an emergency.

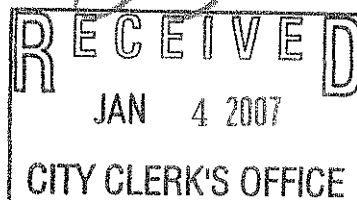
In an effort to keep our volunteers engaged, the Health Department sends a copy of our monthly summary report to those in the database who have provided an e-mail address.

We are exploring the potential of building a similar database for non-clinical personnel to assist during the operation of mass prophylaxis or mass vaccination clinics. We hope to speak with representatives from the Chamber of Commerce and/or the Business & Industry Association to assist in this endeavor.

I would be glad to answer any questions the Board may have in this regard.

Sincerely,

Timothy M. Soucy, REHS, MPH  
Public Health Director





## Southern New Hampshire Planning Commission

438 Dubuque Street, Manchester, NH 03102-3546, Telephone (603) 669-4664 Fax (603) 669-4350  
www.snhpc.org

# MEMORANDUM

**TO:** Mayor Frank Guinta and the City of Manchester Board of Alderman

**FROM:** Linda Ajello, AICP, SNHPC Planner, 669-4664, [lajello@snhpc.org](mailto:lajello@snhpc.org)  
Dan Goonan, District Fire Chief, Manchester Fire Department  
Joann Beaudoin, Senior Field Representative, NH Bureau of Emergency Mgmt.

**DATE:** January 17, 2007

**RE:** City of Manchester Emergency Management Plan

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### SUMMARY

At the January 2, 2007 meeting of the Board of Mayor and Alderman, the Southern New Hampshire Planning Commission (SNHPC) presented the *City of Manchester Draft Emergency Operations Plan*, seeking its adoption. At that time, the Board of Alderman requested that additional time be granted to them in order to thoroughly review the document. A motion was made and seconded by the Board to table the item for 30 days. During the public hearing, the Board posed a number of questions to the SNHPC and the City Staff in regards to the content and functionality of the document. The Board asked the SNHPC and the City Staff to address these questions prior to the next hearing on the document. Following are the responses to those questions:

**1. Is the City of Manchester prepared to assist with sheltering in the event that there is a disaster in Boston?**

The New Hampshire Bureau of Emergency Management is currently in the process of developing a Community Readiness Initiative (CRI) for the City of Manchester. Strafford County was the first region that NHBEM worked with on the CRI with the Cities of Manchester and Nashua following. This program is funded by the Center for Disease Control (CDC). An excerpt for the CDC website in regards to the CRI is listed below. For more information of the CRI program, please visit the CDC website at [www.bt.cdc.gov/planning/#statelocal](http://www.bt.cdc.gov/planning/#statelocal)

***What is the Cities Readiness Initiative?***

*The Cities Readiness Initiative (CRI) is a pilot program to aid cities in increasing their capacity to deliver medicines and medical supplies during a large-scale public health emergency such as a bioterrorism attack or a nuclear accident. The Cities Readiness Initiative will help save lives*

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*through timely delivery of medicines and medical supplies during a large-scale public health emergency. It will enable cities to deliver medicines and medical supplies to their populations within a timeframe that will make an appreciable health difference in the event of a bioterrorism attack.*

### ***Why is CRI necessary?***

*CRI is needed to enhance preparedness at all levels of government and to provide a consistent nationwide approach at all levels of government to prepare for, respond to, and recover from a large-scale public health emergency. This pilot program will complement the cities' preparedness planning for first response efforts in the event of such an emergency. As a result of this pilot program, plans from all levels of government (federal, state and local) will be unified to ensure a consistent, effective and timely response in the event of a large-scale catastrophic event or outbreak of disease.*

### ***What is the goal of CRI?***

*CRI will result in unified Federal, State and Local plans to respond to catastrophic events. This effort affords an opportunity for DHS and HHS to work closely with state and local partners to prepare for possible large-scale catastrophic events. Upon completion of the pilot program, DHS and HHS will identify and disseminate examples of robust and well-functioning state and local plans and capabilities to other states and local communities.*

### ***Who is participating in CRI?***

*Multiple agencies are engaged in CRI to ensure coordination of response at Federal, State and local levels. Operationally, the Cities Readiness Initiative brings together the Department of Homeland Security and the Department of Health and Human Services. Within these organizations, the Federal Emergency Management Agency (FEMA) and the Office of Domestic Preparedness (ODP) are represented for DHS; for HHS, the Centers for Disease Control and Prevention (CDC), as well as the Health Resources and Services Administration (HRSA) are involved. The common resource for both Departments, the Strategic National Stockpile (SNS), is a key participant in this pilot initiative, although not the only resource involved. The Assistant Secretary for Public Health Emergency Preparedness (OASPHEP) from DHHS is working closely with the HSC/DC (Homeland Security Council/Deputies Committee). In addition, representatives of the United States Postal Service are interested in participating in the Cities Readiness Initiative to determine the possibility of using mail carriers to deliver material to areas of the cities involved in CRI. The Department of Justice, the Federal Bureau of Investigation, and the Department of Veterans Affairs will also participate in this pilot program.*

*The Federal government plans to provide direct assistance to cities to help them in achieving optimal preparedness for receipt and dispensing of the Strategic National Stockpile.*

2. Are there any provisions in the plan to recruit volunteers (retired military, retire iron workers, engineers, etc) within the City of Manchester?

The Manchester Fire Department along with the *American Red Cross* and the *New Hampshire Office of Emergency Management* is looking into the possibility of establishing a Community Emergency Response Team (CERT) within the City. The CERT is a volunteer group that is formed by members of a community who want to be better prepared for the hazards that threaten their communities. Members of the CERT must complete a training program which will prepare them to aid with emergency efforts in the event of a disaster.

In conjunction with Plan New Hampshire [www.volunteernh.org/html/home.htm](http://www.volunteernh.org/html/home.htm), the Bureau of Emergency Management is available to assist communities with the development of a CERT. Within the Southern New Hampshire Planning Commission Region, the Towns of Raymond, Weare and Goffstown have established CERTs. For more information on CERT, please visit [www.citizencorps.gov/cert/about.shtm](http://www.citizencorps.gov/cert/about.shtm)

3. Does the City have a list of First Responders?

The formation of a CERT would address this. All CERT volunteers would be trained and available to assist where needed.

Additionally, in the event of a disaster event in Manchester which required the assistance of welders, rigging, etc., the City could call upon the State to locate qualified assistance in the needed field.

4. Would it be possible to provide a list of all of the other plans that the City has?

A list of all other emergency plans will be listed in the annexes of the Emergency Operations Plan.

5. Is there anything written in the document that required the completion of a written action report following an event?

Page 36 of the basic plan, Plan Maintenance, has been revised as follows:

3. Review procedures following critiques of actual emergency operations and/or exercises and revise where deficiencies were noted. Revisions and/or updates within forty-five (45) days. A formal After Action Report will be completed by the EMD following any major event. The written report will be submitted to the Mayor by the EMD within 180 days following the event. For events involving State and Federal agencies where recovery and operations have taken place, the formal report will be submitted within 180 days after the completion of those functions.